

TO: City Plan Board **Item Number: 5**

FROM: Planning & Development Services Department **DATE: September 27,**
Staff **2012**

SUBJECT: Petition PB-12-97 TCH. City Plan Board. Amend the Land Development Code Section 30-65.2, Urban mixed-use district 2 (UMU-2) to update Figure 1.2. District Boundary Map-Urban Village to reflect revisions to the UMU-2 properties in the Urban Village.

Recommendation

Staff recommends approval of Petition PB-12-97 TCH.

Discussion

This petition amends Land Development Code Section 30-65.2, Urban mixed-use district 2 (UMU-2) by updating Figure 1.2. District Boundary Map-Urban Village to reflect the addition of approximately 2.8-acres of land zoned UMU-2 within the Urban Village area (Exhibit A-1). Figure 1.2. District Boundary Map-Urban Village, depicts the extent of the UMU-2 zoned properties within the Urban Village area. A map depicting the overall location and extent of the Urban Village area is included as part of the City of Gainesville Comprehensive Plan Future Land Use Map Series (Exhibit A-2).

At their August 23, 2012 meeting, the City Plan Board approved a land use amendment for a 2.8 acre portion of Tax Parcel No. 06724-000-000 (Petition PB-12-85 LUC) and rezoning of the entire 44-acre property (Petition PB-12-86 ZON). These petitions resulted in the addition of 2.8 acres of UMU-2 zoned land. The City Plan Board also approved a zoning change from Alachua County Planned Development district to City of Gainesville Public Services and Operations district for an approximately 497 square foot property located in the vicinity of the intersection of SW 43rd Street and SW 20th Avenue (PB-12-76 ZON). Figure 1.2. District Boundary Map-Urban Village must be amended to reflect the change in area of UMU-2 zoned land.

Recommended Changes: Land Development Code Section 30-65.2, Urban mixed-use district 2 (UMU-2)

Delete Figure 1.2. District Boundary Map-Urban Village and replace with the revised Figure 1.2. District Boundary Map-Urban Village shown below:

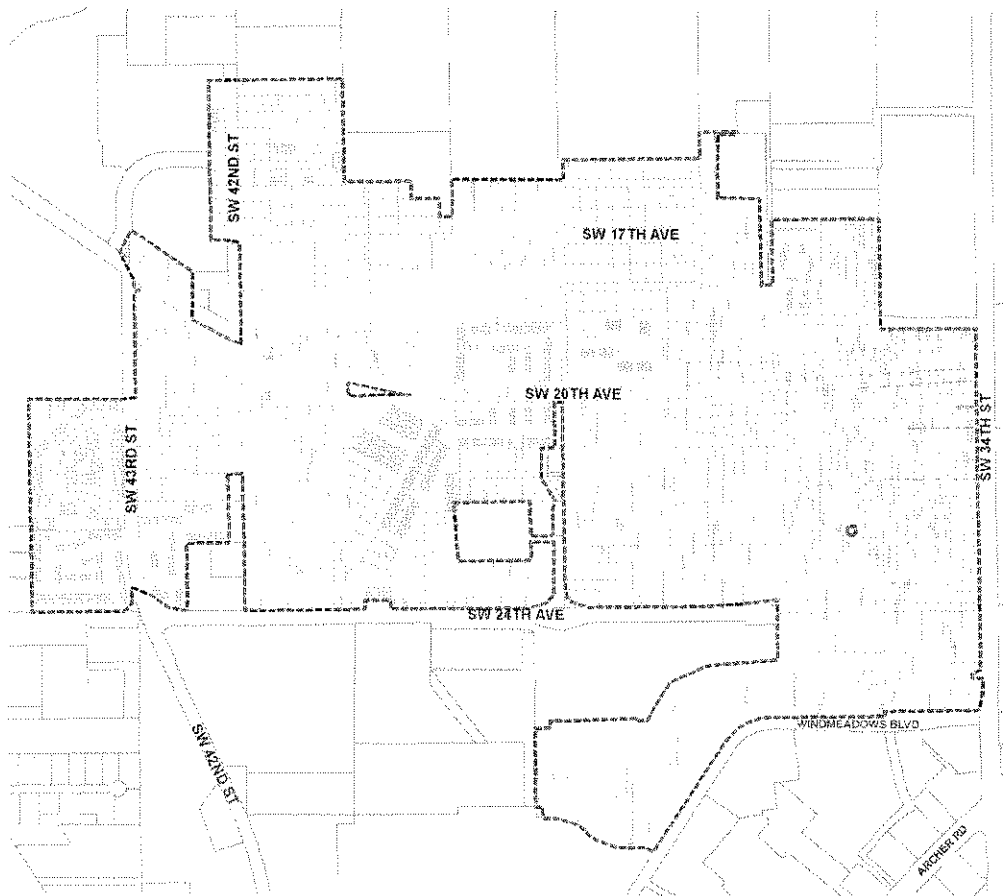



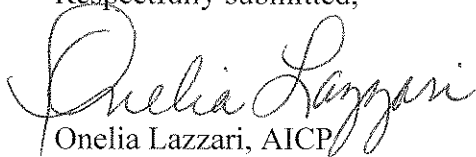
Figure 1.2 District Boundary Map - Urban Village

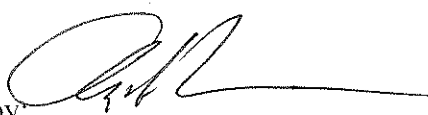
 District Boundary

Impact on Affordable Housing

The additional 2.8 acres of UMU-2 zoned land may provide opportunities for affordable housing.

Respectfully submitted,


 Onelia Lazzari, AICP
 Principal Planner

Prepared by: 
 Andrew Persons, LEED GA

List of Exhibits

Exhibit A-1 Figure 1.2. District Boundary Map-Urban Village

Exhibit A-2 Future Land Use Map Series: Urban Village

Exhibit A-3 Application