



September 1, 2015

Andrew Persons, AICP  
City of Gainesville  
Planning Division  
306 NE 6th Avenue  
Gainesville, FL 32602

Ref: Butler Plaza Text Amendment  
Gainesville, FL

Dear Andrew:

Please find attached the following items:

- Fee in the amount of \$653.75
- Text Amendment Application
- Letters of Authorization (Thomas N. Brown, Trustee; Esplanade Capital, LLC; and S. Clark Butler Enterprises)
- Warranty Deed for Olive Garden Parcel
- Neighborhood Workshop Materials (Mailing Labels, Property Owner List, Mailout, Gainesville Sun advertisement, Sign-in Sheet, and Notes)
- PUD Ordinance Revision

We submit these items listed above to request a Text Amendment to the current Butler Plaza PD. This application accompanies the application package for the Planned Development Amendment and Small-scale Land Use Amendment, and are based on the following items:

1. Removal of requirement for developer to construct southbound left turn lane at Archer Road/I- 75 interchange, since FDOT is scheduled to construct this improvement (p. 20 of PD Report).

We trust you will find the application complete and acceptable for approval. If you have any questions or need additional information, please contact me at (352) 331-1976 or via email at [moniqueh@chw-inc.com](mailto:moniqueh@chw-inc.com).

Sincerely,  
CHW

Monique Heathcock, PE, LEED AP  
Director of Engineering and Planning

G:\JOBS\Phased\_Projects\Butler\Planning\15-0186 - PD Amendment #2\City\150901 Submittal\PUD Text Amendment\LTR 150931 Butler Plaza Text Amendment CofG Cover Letter.docx

**APPLICATION—CITY PLAN BOARD—TEXT AMENDMENT**  
**Planning & Development Services**

<b>OFFICE USE ONLY</b>	
Petition No. _____	Fee: \$ _____
1 <sup>st</sup> Step Mtg Date: _____	EZ Fee: \$ _____
Tax Map No. _____	Receipt No. _____
Account No. 001-660-6680-3401 [ ]	
Account No. 001-660-6680-1124 (Enterprise Zone) [ ]	
Account No. 001-660-6680-1125 (Enterprise Zone Credit) [ ]	

<b>Name of Applicant/Agent (Please print or type)</b>	
Applicant/Agent Name: S. Clark Butler Properties Land Trust c/o CHW, Gerry Dedenbach, AICP	
Applicant/Agent Address: PO Box 141105 / 132 NW 76th Drive	
City: Gainesville / Gainesville	
State: FL	Zip: 32614-1105 / 32607
Applicant/Agent Phone: 352 331-1976	Applicant/Agent Fax: _____

*Note: It is recommended that anyone intending to file a petition for a text amendment to Chapter 30 of the City of Gainesville Code of Ordinances (Land Development Code) or to the Comprehensive Plan, meet with the Department of Community Development prior to filing the petition, in order to discuss the proposed amendment and petition process. The request will be evaluated as applicable to the particular zoning district or land use category on a citywide basis.*

<b>TEXT AMENDMENT</b>		
<b>Check applicable request below:</b>		
<b>Land Development Code</b> [ ]	<b>Comprehensive Plan Text</b> [ <input checked="" type="checkbox"/> ]	<b>Other</b> [ ]
Section/Appendix No.:	Element & Goal, Objective or Policy No.:	Specify:
	FLU Policy 4.36	

<b>Proposed text language and/or explanation of reason for request (use additional sheets, if necessary):</b>
See Attached revisions to Butler Plaza PUD text

**Certified Cashiers Receipt:**


*No person submitting an application may rely upon any comment concerning a proposed amendment, or any expression of any nature about the proposal made by any participant at the pre-application conference as a representation or implication that the proposal will be ultimately approved or rejected in any form.*

**CERTIFICATION**

The undersigned has read the above application and is familiar with the information submitted herewith.

Signature of applicant/agent: Gary Dulak

Date: 8/25/15

TL—djw  
8/99

July 29, 2015

City of Gainesville

Ref: Butler Plaza PD Amendment  
Gainesville, Fl

Dear Staff:

I have authorized CHW, Inc. and Butler Enterprises to apply for and obtain development orders/permits for the Project Name located on Tax Parcel 06810-001-001 located in Gainesville, FL.

Furthermore, I also authorize CHW to act as agent in regards to any submittals or questions you may have for this project.

Please contact Scott Wright, AICP with CHW, Inc. at 352-331-1976 with any questions or concerns you may have about this project.

Sincerely,

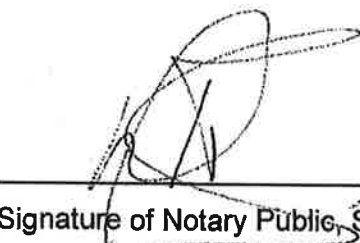
Esplanade Capital, LLC  
  
DANIEL HALBERSTEIN  
MANAGER

The foregoing affidavit is acknowledged before me this 29TH day of JULY, 2015, by DANIEL HALBERSTEIN, who is/are personally known to me, or who has/have produced

\_\_\_\_\_ as identification.

NOTARY SEAL



  
\_\_\_\_\_  
Signature of Notary Public, State of Florida

August 18, 2015

City of Gainesville

Ref: Butler Plaza PD Amendment  
Gainesville, FL

Dear Staff:

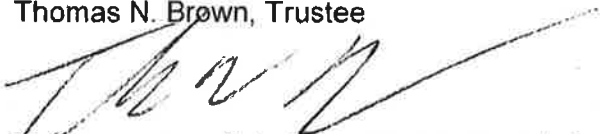
I have authorized CHW, Inc. and Butler Enterprises to apply for an amendment to the approved PUD (Planned Use District) and PD (Planned Development) for my property within Butler Plaza located on Tax Parcel 06810-002-002 in Gainesville, FL.

Furthermore, I also authorize CHW to act as agent in regards to this submittal and any questions you may have for this project.

Please contact Scott Wright, AICP with CHW, Inc. at 352-331-1976 with any questions or concerns you may have.

Sincerely,

Thomas N. Brown, Trustee



The foregoing affidavit is acknowledged before me this 26 day of August, 2015 by Thomas Brown, who is/are personally known to me, or who has/have produced FDL as identification.

NOTARY SEAL

  
Signature of Notary Public, State of \_\_\_\_\_



BELLAMY SF LAND TRUST  
c/o JAMES R. NICI, TRUSTEE  
1185 Immokalee Road, Suite 110  
Naples, FL 33990  
239-449-6152

August 20, 2012

***VIA FEDERAL EXPRESS DELIVERY ONLY***

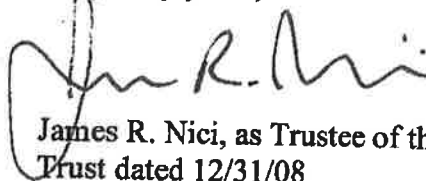
Eric Bredfeldt, Planning and Development Director  
Scott A. Wright, Senior Planner  
City of Gainesville  
Planning Department  
306 NE 6th Avenue  
Thomas Center B  
Gainesville, Florida 32601

*Re: Letter of Authorization for the Bellamy SF Land Trust dated 12/31/08*

Dear Mr. Bredfeldt and Mr. Wright:

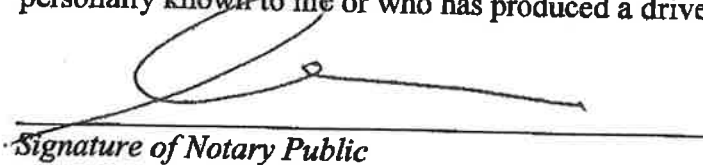
I am the TRUSTEE of Bellamy SF Trust dated 12/31/08. I am writing to confirm that Gerry Dedenbach of Causseaux, Hewett & Walpole, Inc. is my agent to represent me for the continuing Comprehensive Plan, PUD, and PD Amendments on tax parcels 6798-005-000, 6798-007-000, 6801-000-000, and 6801-005-000, which are owned by this Land Trust.

Very truly yours,

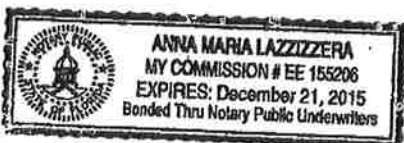
  
James R. Nici, as Trustee of the Bellamy SF Land  
Trust dated 12/31/08

STATE OF FLORIDA  
COUNTY OF COLLIER

Sworn to and subscribed before me this 20<sup>th</sup> day of August, 2012 by James R. Nici who is personally known to me or who has produced a driver's license as identification.

  
\_\_\_\_\_  
*Signature of Notary Public*

[Notary Seal]





**Butler**  
ENTERPRISES

2306 SW 13 Street  
Suite 1206  
Gainesville, FL 32608

P.O. Box 141105  
Gainesville, FL 32614

352/372-3581  
352/335-4711 fax

August 16, 2012

Eric Bredfeldt, Planning and Development Director  
Scott A. Wright, Senior Planner  
City of Gainesville  
Planning Department  
306 NE 6th Avenue  
Thomas Center B  
Gainesville, Florida 32601

Re: Letter of Authorization

Dear Mr. Bredfeldt and Mr. Wright:

I am the trustee of S. Clark Butler Properties Land Trust agreement dated December 10, 1998. I am writing to confirm that Gerry Dedenbach of Causseaux, Hewett & Walpole, Inc. is my agent to represent me for the continuing Comprehensive Plan, PUD, and PD Amendments on tax parcels:

6810-001-000	6810-001-021	6810-003-003	6798-003-000	6810-006-000
6810-001-009	6810-001-022	6803-001-000	6798-004-000	6810-008-000
6810-001-011	6810-001-023	6803-001-001	6798-006-000	6816-003-001
6810-001-016	6810-001-025	6810-002-000	6803-004-000	6816-005-001
6810-001-017	6800-008-000	6810-002-003	6810-001-002	6827-000-000
6810-001-018	6810-003-000	6795-000-000	6810-001-003	6827-002-000
6810-001-019	6810-003-001	6798-001-000	6810-002-001	6810-001-013
6810-001-020	6810-003-002	6798-002-000	6810-005-000	

which are owned by this Land Trust.

Sincerely,

S. Clark Butler Properties Land Trust  
Agreement Dated 12/10/98

Mary Jane Frederickson, Trustee

State of Florida

County of Palm Beach

Sworn to and subscribed before me this 20<sup>th</sup> day of August, 2012 by Mary Jane Frederickson who is personally known to me or who presented \_\_\_\_\_ as ID and who did  or did not  take an oath.

  
Signature of Notary Public

August 16, 2012

Eric Bredfeldt, Planning and Development Director  
Scott A. Wright, Senior Planner  
City of Gainesville  
Planning Department  
306 NE 6th Avenue  
Thomas Center B  
Gainesville, Florida 32601

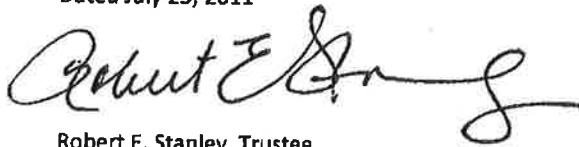
Re: Letter of Authorization

Dear Mr. Bredfeldt and Mr. Wright:

I am the trustee of Castleton Holdings Land Trust dated July 25, 2011 . I am writing to confirm that Gerry Dedenbach of Causseaux, Hewett & Walpole, Inc. is my agent to represent me for the continuing Comprehensive Plan, PUD, and PD Amendments on tax parcels 6801-006-000 and 6801-007-000, which are owned by this Land Trust.

Sincerely,

Castleton Holdings Land Trust  
Dated July 25, 2011



Robert E. Stanley, Trustee

State of Georgia

County of Fulton

Sworn to and subscribed before me this 17<sup>th</sup> day of August, 2012 by Robert E. Stanley who is personally known to me or who presented \_\_\_\_\_ as ID and who did  or did not  take an oath.

Signature of Notary Public





August 16, 2012

Eric Bredfeldt, Planning and Development Director  
Scott A. Wright, Senior Planner  
City of Gainesville  
Planning Department  
306 NE 6th Avenue  
Thomas Center B  
Gainesville, Florida 32601

Re: Letter of Authorization

Dear Mr. Bredfeldt and Mr. Wright:

I am the trustee of Spindletop Holdings Land Trust Dated 11/15/11 . I am writing to confirm that Gerry Dedenbach of Causseaux, Hewett & Walpole, Inc. is my agent to represent me for the continuing Comprehensive Plan, PUD, and PD Amendments on tax parcel 6810-003-005, which is owned by this Land Trust.

Sincerely,

Spindletop Holdings Land Trust  
Dated 11/15/11




Robert E. Stanley, Trustee

State of Georgia

County of Fulton

Sworn to and subscribed before me this 17<sup>th</sup> day of August, 2012 by Robert E. Stanley who is personally known to me or who presented \_\_\_\_\_ as ID and who did  or did not  take an oath.

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Signature of Notary Public





August 16, 2012

2306 SW 13 Street  
Suite 1206  
Gainesville, FL 32608

P.O. Box 141105  
Gainesville, FL 32614

352/372-3581  
352/335-4711 fax

Eric Bredfeldt, Planning and Development Director  
Scott A. Wright, Senior Planner  
City of Gainesville  
Planning Department  
306 NE 6th Avenue  
Thomas Center B  
Gainesville, Florida 32601

Re: Letter of Authorization

Dear Mr. Bredfeldt and Mr. Wright:

I am the manager of Butler Development Company, LLC. I am writing to confirm that Gerry Dedenbach of Causseaux, Hewett & Waipole, Inc. is my agent to represent me for the continuing Comprehensive Plan, PUD, and PD Amendments on tax parcels 6810-003-004, 6810-002-004, 6810-002-005, 6810-002-006, and 6798-000-000, which are owned by this LLC.

Sincerely,

Butler Development Company, LLC

Deborah Butler  
Manager

State of FLORIDA

County of ALACHUA

Sworn to and subscribed before me this 17<sup>th</sup> day of August, 2012 by Deborah Butler who is personally known to me or who presented \_\_\_\_\_ as ID and who did \_\_\_ or did not  take an oath.

Signature of Notary Public



[Notary Seal]





*Butler*  
ENTERPRISES

August 16, 2012

2306 SW 13 Street  
Suite 1206  
Gainesville, FL 32608

P.O. Box 141105  
Gainesville, FL 32614

352/372-3581  
352/335-4711 fax

Eric Bredfeldt, Planning and Development Director  
Scott A. Wright, Senior Planner  
City of Gainesville  
Planning Department  
306 NE 6th Avenue  
Thomas Center B  
Gainesville, Florida 32601

Re: Letter of Authorization

Dear Mr. Bredfeldt and Mr. Wright:

I am the trustee of Catherine Butler Irrevocable Living Trust. I am writing to confirm that Gerry Dedenbach of Causseaux, Hewett & Walpole, Inc. is my agent to represent me for the continuing Comprehensive Plan, PUD, and PD Amendments on tax parcel 6798-002-001, which is owned by this Living Trust.

Sincerely,

Catherine Butler Irrevocable Living Trust

Deborah Butler, Trustee

State of FLORIDA

County of ALACHUA

Sworn to and subscribed before me this 17<sup>th</sup> day of August, 2012 by Deborah Butler who is personally known to me or who presented \_\_\_\_\_ as ID and who did \_\_\_ or did not  take an oath.

Signature of Notary Public



[Notary Seal]



*Zenyatta, LLC*

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August 16, 2012

Eric Bredfeldt, Planning and Development Director  
 Scott A. Wright, Senior Planner  
 City of Gainesville  
 Planning Department  
 306 NE 6th Avenue  
 Thomas Center B  
 Gainesville, Florida 32601

Re: Letter of Authorization

Dear Mr. Bredfeldt and Mr. Wright:

I am the manager of Zenyatta, LLC. I am writing to confirm that Gerry Dedenbach of Causseaux, Hewett & Walpole, Inc. is my agent to represent me for the continuing Comprehensive Plan, PUD, and PD Amendments on tax parcel 6810-001-014, which is owned by this LLC.

Sincerely,

Zenyatta, LLC



Deborah Butler  
 Manager

State of FLORIDA

County of ALACHUA

Sworn to and subscribed before me this 17<sup>th</sup> day of August, 2012 by Deborah Butler who is personally known to me or who presented \_\_\_\_\_ as ID and who did \_\_\_ or did not X take an oath.

  
 Signature of Notary Public



[Notary Seal]

RECORDED IN OFFICIAL RECORDS  
 INSTRUMENT # 2750369 3 PG(S)  
 November 02, 2012 10:28:54 AM  
 Book 4147 Page 772  
 J. K. IRBY Clerk Of Circuit Court  
 ALACHUA COUNTY, Florida

THIS INSTRUMENT PREPARED  
 WITHOUT EXAMINATION OR  
 LEGAL OPINION OF TITLE BY:  
 JAMES R. NICI, ESQ.  
 Nici Law Firm, P.L.  
 1185 Immokalee Road, Suite 110  
 Naples, Florida 34110  
 239-449-6150 (phone)

Doc Stamp-Deed: \$0.70



Property Id. No.: 06810-001-020

Consideration: NONE

**WARRANTY DEED  
 (TO AN ENTITY)**

THIS WARRANTY DEED, made on October 26, 2012, between S. CLARK BUTLER PROPERTIES, LTD, a Florida limited partnership, with full power and authority pursuant to Florida Statute §607.0302 to purchase, receive, lease, or otherwise acquire, own, hold, improve, use and otherwise deal with real property hereinafter described, having a mailing address c/o Deborah J. Butler, 2306 SW 13th Street, Suite 1206, Gainesville, Florida 32608, as "Grantor," and ROBERT E. STANLEY, as Trustee of the Rock Creek Land Trust dated 10/17/12, having a mailing address of 1230 Peachtree Street, NE., Suite 2400, Atlanta, Georgia 30309, as "Grantee."

**WITNESSETH:**

That for and in consideration of ONE and No/100 DOLLARS (\$1.00), cash in hand paid by the Grantee to the Grantor, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged by the Grantor, the Grantor has bargained and sold and does hereby grant and convey unto the Grantee and the Grantee's successors and assigns forever, in fee simple, the following described real property located in Alachua County, Florida (the "Real Property"), to-wit:

**See Exhibit "A"**

**Subject to reservations, restrictions, limitations, easements of record, any mortgage thereon, and taxes for the calendar year 2012 and subsequent years.**

**THIS IS NOT THE HOMESTEAD PROPERTY OF THE GRANTOR**

TOGETHER WITH all the tenements, hereditaments, and appurtenances thereto belonging or otherwise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

The Grantor hereby fully warrants title to the Real Property and will defend the same against the lawful claims of all persons whomsoever; and that said real property is free of all encumbrances, except taxes for the calendar year 2012 and subsequent years; subject to reservations, restrictions, limitations and easements of record and any mortgage thereon.

IN WITNESS WHEREOF, the Grantor has executed this Warranty Deed as of the day, month and year first above written.

Signed, sealed and delivered in our presence:

S. CLARK BUTLER PROPERTIES LTD, a Florida limited partnership

By: Its Sole General Partner  
S. CLARK BUTLER PROPERTIES CORPORATION, a Florida Corporation

*Finis Laque*  
Witness #1

Finis Laque  
Printed Name of Witness #1

*Sue Poindexter*  
Witness #2

Sue Poindexter  
Printed Name of Witness #2

*[Signature]*  
Deborah J. Butler, President

STATE OF FLORIDA  
COUNTY OF ALACHUA

I HEREBY CERTIFY that on October 26, 2012, before me, an officer duly qualified to take acknowledgments, personally appeared Deborah J. Butler, in her capacity as President of S. Clark Butler Properties Corporation, as General Partner to S. Clark Butler Properties, Ltd, who is personally known to me or has produced a drivers' license as identification.



*[Signature]*  
Notary Public

INSTRUMENT # 2897821  
37 PGS

**LEGAL DESCRIPTION:**

A tract of land situated in the Northeast quarter of Section 14, Township 10 South, Range 19 East, Alachua County, Florida, said tract of land being more particularly described as follows:

Commence at the Northeast corner of Section 14, Township 10 South, Range 19 East, and run South 00 deg. 02 min. 47 sec. West, along the East line of said Section 14, a distance of 1258.82 feet to the survey line of State Road No. 24; thence run along said survey line with a curve concave Southeasterly, said curve having a central angle of 09 deg. 10 min. 17 sec. a radius of 5729.58 feet, an arc length of 917.14 feet and a chord bearing and distance of South 45 deg. 16 min. 53 sec. West, 916.16 feet; thence run North 49 deg. 18 min. 15 sec. West, a distance of 78.00 feet to a point on the Northerly right-of-way line of State Road No. 24, said point being the Point of Compound Curvature of said right-of-way line; thence run along said right-of-way line and along the arc of said curve through a central angle of 01 deg. 39 min. 49 sec. an arc distance of 168.64 feet and a chord bearing and distance of North 41 deg. 24 min. 24 sec. East, a distance of 168.63 feet to the Point of Beginning; thence run North 46 deg. 57 min. 54 sec. West, a distance of 253.48 feet; thence run North 40 deg. 17 min. 54 sec. East a distance of 141.76 feet to the Point of Curvature of a curve concave Southeasterly and having a radius of 450.00 feet; thence run Northeastly along the arc of said curve through a central angle of 07 deg. 26 min. 29 sec. an arc distance of 58.44 feet and a chord bearing and distance of North 44 deg. 01 min. 08 sec. East, 58.40 feet; thence run South 46 deg. 57 min. 54 sec. East, a distance of 259.91 feet to the aforesaid Northerly right-of-way line of State Road No. 24, point also being on a curve concave Southeasterly and having a radius of 5807.58 feet; thence run Southwesterly along the arc of said curve through a central angle of 01 deg. 58 min. 23 sec. an arc distance of 200.00 feet and a chord bearing and distance of South 43 deg. 13 min. 30 sec. West, 199.99 feet to the Point of Beginning. Containing 1.182 acres, more or less.

SUBJECT TO a 15-foot Public Utilities Easement lying in the Southeasterly 15 feet of said described property, as per O.R. 1644, pages 524-529. Also subject to a 10-foot Sanitary Sewer Easement as shown on survey.

(Olive Garden tax parcel # 06810-001-020)

Exhibit "A", Parcel 20  
Page 1 of 1  
Preparer's Note: Olive Garden Bldg.

TP: 06810-001-020

Neighborhood Workshop Notice  
06800-013-000 Butler Plaza Revopment  
3291 HOLDINGS LLC  
6231 SW 37TH WAY  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06735-117-001 Butler Plaza Revopment  
HAWES N ADAMS  
2622 NW 43RD ST STE A-3  
GAINESVILLE, FL 32606

Neighborhood Workshop Notice  
06803-002-000 Butler Plaza Revopment  
V L ALLISON TRUSTEE  
70 SE NELSONS PT  
KEYSTONE HEIGHTS, FL 32656

Neighborhood Workshop Notice  
06685-106-001 Butler Plaza Revopment  
ARMANDO ANGELBELLO  
14701 SW 23RD ST  
DAVIE, FL 33325

Neighborhood Workshop Notice  
06812-007-000 Butler Plaza Revopment  
ARCHER PIZZA LLC  
5770 PALISADE AVE  
RIVERDALE, NY 10471

Neighborhood Workshop Notice  
06685-111-001 Butler Plaza Revopment  
ASABA PARTNERS I LLC  
3818 SW 98TH TER  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06685-115-001 Butler Plaza Revopment  
ANGELA M AVOK  
4672 SUSSEX TER  
ORLANDO, FL 32811

Neighborhood Workshop Notice  
06685-107-003 Butler Plaza Revopment  
BELL & BELL  
2560 LADOGA DR  
LAKELAND, FL 33805

Neighborhood Workshop Notice  
06750-010-062 Butler Plaza Revopment  
MALINDA J BLEDSOE  
281 PACKWOOD RD  
EDGEWATER, FL 32141

Neighborhood Workshop Notice  
06750-010-058 Butler Plaza Revopment  
BOZA & BOZA & TRAYNHAM  
7186 SW 35TH AVE  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06808-000-000 Butler Plaza Revopment  
3605 SW ARCHER LLC  
PO BOX 4209  
TALLAHASSEE, FL 32315

Neighborhood Workshop Notice  
06735-010-007 Butler Plaza Revopment  
ALACHUA COUNTY HOUSING  
AUTHORITY  
701 NE 1ST ST  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
06750-010-053 Butler Plaza Revopment  
NEELOFER ANDAR  
2348 SW 42ND DR # 53  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06750-010-065 Butler Plaza Revopment  
ANZALONE & BUB & ROBERTS  
2362 SW 42ND WAY #65  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06809-001-000 Butler Plaza Revopment  
ARCHER SQUARE LLC  
PO BOX 2148  
% KOHLS PROP TAX DEPT  
MILWAUKEE, WI 53201

Neighborhood Workshop Notice  
06797-001-000 Butler Plaza Revopment  
ASHLEY & ASHLEY TRUSTEES  
7204 NW 47TH CT  
GAINESVILLE, FL 32606

Neighborhood Workshop Notice  
06750-010-056 Butler Plaza Revopment  
CHRISTOPHER J BALL  
5516 SW 37TH LN  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06685-113-001 Butler Plaza Revopment  
BRYAN MICHAEL BLACKBURN  
PO BOX 272994  
TAMPA, FL 33688

Neighborhood Workshop Notice  
06750-010-057 Butler Plaza Revopment  
BLEDSOE & BLEDSOE  
281 PACKWOOD RD  
EDGEWATER, FL 32141

Neighborhood Workshop Notice  
06685-111-005 Butler Plaza Revopment  
TREVOR BRADBOURNE  
301 NW CUTLER GLEN  
LAKE CITY, FL 32055

Neighborhood Workshop Notice  
06812-005-000 Butler Plaza Revopment  
ABC PROPERTIES LTD  
PO BOX 593688  
ORLANDO, FL 32859

Neighborhood Workshop Notice  
06717-000-000 Butler Plaza Revopment  
ALLEN BUSINESS PROPERTIES LLC  
2531 NW 35TH ST  
OCALA, FL 34475

Neighborhood Workshop Notice  
06735-131-004 Butler Plaza Revopment  
MILES ANDERSON  
20750 SE 55TH ST  
MORRISTON, FL 32668

Neighborhood Workshop Notice  
06800-029-000 Butler Plaza Revopment  
APPLE TEN HOSPITALITY OWNERSHIP  
814 E MAIN ST  
RICHMOND, VA 23219

Neighborhood Workshop Notice  
06809-001-002 Butler Plaza Revopment  
ARCHER SQUARE LLC  
% WALGREEN CO PROPERTY TAX  
PO BOX 1159  
DEERFIELD, IL 60015

Neighborhood Workshop Notice  
06800-001-002 Butler Plaza Revopment  
ATKINS COMMERCE CENTER LTD  
TERWILLIGER PLAZA  
2545 SW TERWILLIGER BLVD #934  
PORTLAND, OR 97201

Neighborhood Workshop Notice  
06685-115-003 Butler Plaza Revopment  
BEDEWY & GHEIT W/H  
265 SW LAKE FOREST WAY  
PORT SAINT LUCIE, FL 34986

Neighborhood Workshop Notice  
06685-106-006 Butler Plaza Revopment  
BLECKER & BLECKER JR & BLECKER  
739 HOLDEN AVE  
SEBASTIAN, FL 32958

Neighborhood Workshop Notice  
06750-010-069 Butler Plaza Revopment  
RAPHAEL CHARLES BOSSE  
2335 SW 42ND WAY #169  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06800-001-000 Butler Plaza Revopment  
BRE SSP PROPERTY OWNER LLC  
345 PARK AVE 42ND FLOOR  
% BLACKSTONE R E PARTNERS  
NEW YORK, NY 10154



Neighborhood Workshop Notice

06810-002-002 \*\*\* Butler Plaza Revopment  
 THOMAS N BROWN TRUSTEE  
 10524 SW 75TH WAY  
 GAINESVILLE, FL 32608

Neighborhood Workshop Notice

06800-011-000 Butler Plaza Revopment  
 BULLARD & RYALS ET UX  
 5601 NW 88TH ST  
 GAINESVILLE, FL 32653

Neighborhood Workshop Notice

06750-010-059 Butler Plaza Revopment  
 BURKE & BURKE  
 2375 SW 42ND WAY #59  
 GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06810-012-000 Butler Plaza Revopment  
 BUTLER NORTH PARKWAY LLC  
 % DEBORAH J BUTLER  
 2306 SW 13TH ST STE 1206  
 Gainesville, FL 32608

Neighborhood Workshop Notice

06685-112-003 Butler Plaza Revopment  
 STEPHEN BYRNE  
 2300 SW 43RD ST #L-3  
 GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06800-018-000 Butler Plaza Revopment  
 CALDWELL TRUST COMPANY TRUSTEE  
 201 CENTER RD STE 2  
 VENICE, FL 34285

Neighborhood Workshop Notice

06685-108-006 Butler Plaza Revopment  
 GEORGE CANTIN  
 PO BOX 2915  
 SEMMES, AL 36575

Neighborhood Workshop Notice

06800-024-000 Butler Plaza Revopment  
 CELEBRATION POINTE C D DISTRICT #1  
 12051 CORPORATE BLVD  
 ORLANDO, FL 32817

Neighborhood Workshop Notice

06826-001-000 Butler Plaza Revopment  
 CELEBRATION POINTE HOLDINGS  
 2579 SW 87TH DR  
 GAINESVILLE, FL 32608

Neighborhood Workshop Notice

06812-006-000 Butler Plaza Revopment  
 CENTURY SHOPPES OF GAINESVILLE  
 % NIDAL BOUGHANNAM  
 3206 NW 57TH TER  
 GAINESVILLE, FL 32606

Neighborhood Workshop Notice

06810-001-008 Butler Plaza Revopment  
 CHILIS, MACARONIS, GRADY'S, ET AL  
 % MARVIN F POER & CO  
 PO BOX 802206  
 DALLAS, TX 75380

Neighborhood Workshop Notice

06685-114-004 Butler Plaza Revopment  
 CHOI & OH W/H  
 2300 SW 43RD ST # N-4  
 GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06685-104-005 Butler Plaza Revopment  
 CINTRON & CINTRON  
 7124 COLONY CLUB DR APT 201  
 BOYINGTON, FL 33463

Neighborhood Workshop Notice

06800-005-000 Butler Plaza Revopment  
 CIP 2014 GAINESVILLE LANDLORD LLC  
 ONE BOSTON PLACE STE 2300  
 BOSTON, MA 2108

Neighborhood Workshop Notice

06810-009-000 \*\*\* Butler Plaza Revopment  
 CITY OF GAINESVILLE  
 PO BOX 490 STATION 58  
 GAINESVILLE, FL 32602

Neighborhood Workshop Notice

06685-118-001 Butler Plaza Revopment  
 CN MAC RENTALS LLC  
 25473 NW 157TH ST  
 ALACHUA, FL 32615

Neighborhood Workshop Notice

06750-010-046 Butler Plaza Revopment  
 COBB & COBB  
 2103 TREMONT TRAIL  
 PANAMA CITY, FL 32405

Neighborhood Workshop Notice

06685-104-001 Butler Plaza Revopment  
 CRUZ & CRUZ  
 2300 SW 43RD ST #D-1  
 GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06812-001-000 Butler Plaza Revopment  
 D & C INVESTMENT ASSOCIATES  
 4030 JOHNS CREEK PARKWAY  
 SUWANEE, GA 30024

Neighborhood Workshop Notice

06784-002-000 Butler Plaza Revopment  
 DAAN LLC  
 % MORGAN TIRE & AUTO  
 535 MARRIOTT DR TAX DEPT #9 FL  
 NASHVILLE, TN 37214

Neighborhood Workshop Notice

06685-116-001 Butler Plaza Revopment  
 R EDWARD DANIEL  
 3961 SPANISH TRAIL  
 PENSACOLA, FL 32504

Neighborhood Workshop Notice

06800-010-000 Butler Plaza Revopment  
 DAYTON HUDSON CORPORATION  
 % TARGET CORP - PROP TAX DEPT T-950  
 PO BOX 9456  
 MINNEAPOLIS, MN 55440

Neighborhood Workshop Notice

06800-012-000 Butler Plaza Revopment  
 DCB PROPERTIES LC  
 110 NW 2ND AVE  
 GAINESVILLE, FL 32601

Neighborhood Workshop Notice

06800-002-000 Butler Plaza Revopment  
 DEB-LYN INC  
 6916 W UNIVERSITY AVE  
 GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06685-111-003 Butler Plaza Revopment  
 CAMERON V DECKER  
 1409 LA PALOMA CIR  
 WINTER SPRINGS, FL 32708

Neighborhood Workshop Notice

06750-010-052 Butler Plaza Revopment  
 DELVADIA & DELVADIA  
 3855 RANEY RD  
 TITUSVILLE, FL 32780

Neighborhood Workshop Notice

06685-109-002 Butler Plaza Revopment  
 ROBERT LEWIS DIEM III  
 31055 PERCY CHICKS DR  
 BLACK RIVER, NY 13612

Neighborhood Workshop Notice

06685-102-003 Butler Plaza Revopment  
 DO & HUYNH  
 4001 NW 39TH WAY  
 GAINESVILLE, FL 32606

Neighborhood Workshop Notice

06685-119-001 Butler Plaza Revopment  
 LINDA DOAN  
 7103 KESWICK LANE  
 LAKEWOOD RANCH, FL 34202

Neighborhood Workshop Notice

06750-010-047 Butler Plaza Revopment  
 DONG & XU H/W  
 2348 SW 42ND DR #147  
 GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06750-010-068 Butler Plaza Revopment  
THOMAS E DRASITES  
13529 BRYNWOOD LN  
FORT MYERS, FL 33912

Neighborhood Workshop Notice

06750-010-055 Butler Plaza Revopment  
WILLIAM H DUNLAP  
6209 RIVERSIDE DR  
YANKEETOWN, FL 34498

Neighborhood Workshop Notice

06751-000-000 Butler Plaza Revopment  
EAST NEWPORT BAPTIST CH  
4010 SW 24TH AVE  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06685-108-003 Butler Plaza Revopment  
WILLIAM E EICHMANN  
19704 WYNDMILL CIRCLE  
ODESSA, FL 33558

Neighborhood Workshop Notice

06750-010-060 Butler Plaza Revopment  
HANY ELMARIAH  
2375 SW 42ND WAY #160  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06800-025-000 Butler Plaza Revopment  
EMORY GROUP LTD LIABILITY  
2145 SW 94TH TER  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06810-001-001 \*\*\* Butler Plaza Revopment  
ESPLANADE CAPITAL LLC  
18205 BISCAYNE BLVD #S-2202  
AVENTURA, FL 33160

Neighborhood Workshop Notice

06784-003-000 Butler Plaza Revopment  
FIRST COAST ENERGY LLP  
7014 A C SKINNER PKWY STE 290  
JACKSONVILLE, FL 32256

Neighborhood Workshop Notice

06791-007-000 Butler Plaza Revopment  
FLURIACH INVESTMENT HOLDINGS  
6702 W NEWBERRY RD  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

06685-116-005 Butler Plaza Revopment  
CATHY J FRAME  
1801 NW 38TH TER  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

06800-004-000 Butler Plaza Revopment  
FRANCHISE REALTY  
% C CORT INC  
PO BOX 143130  
GAINESVILLE, FL 32614

Neighborhood Workshop Notice

06803-004-000 Butler Plaza Revopment  
MARY JANE FREDRICKSON TRUSTEE  
2306 SW 13TH ST STE 1206  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice

06810-011-000 \*\*\* Butler Plaza Revopment  
MARY JANE FREDRICKSON TRUSTEE  
3217 SW 35TH BLVD  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice

06810-001-006 Butler Plaza Revopment  
GAINESVILLE STATE BANK  
% COMPASS BANK ACCOUNTING DIV  
PO BOX 10566  
BIRMINGHAM, AL 35296

Neighborhood Workshop Notice

06750-010-064 Butler Plaza Revopment  
GALINAITIS & MULFORD  
4701 WINTER PARK DR  
RICHARDSON, TX 75082

Neighborhood Workshop Notice

06781-000-000 Butler Plaza Revopment  
GATOR ARGATE GAINESVILLE LLC  
1595 NE 163RD ST  
MIAMI, FL 33162

Neighborhood Workshop Notice

06750-010-070 Butler Plaza Revopment  
EVIN GIBSON  
PO BOX 347  
EVINSTON, FL 32633

Neighborhood Workshop Notice

06685-114-006 Butler Plaza Revopment  
GLENNY & SCHRADER ET UX  
1814 SE 34TH LN  
OCALA, FL 34471

Neighborhood Workshop Notice

06800-009-000 Butler Plaza Revopment  
GREG CRISTELL INC  
3268 SW 103RD ST  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice

06814-011-000 Butler Plaza Revopment  
WILLIAM MARVIN GRESHAM TRUSTEE  
2736 NW 77TH BLVD APT 459  
GAINESVILLE, FL 32606

Neighborhood Workshop Notice

06685-116-003 Butler Plaza Revopment  
R M GUNSHEFSKI  
1910 CASTLEBURG DR  
APEX, NC 27523

Neighborhood Workshop Notice

06685-105-003 Butler Plaza Revopment  
HAAS & HAAS  
10724 184TH ST  
MC ALPIN, FL 32062

Neighborhood Workshop Notice

06685-108-002 Butler Plaza Revopment  
PAUL HAHN  
2300 SW 43RD ST #H-2  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice

06750-010-000 Butler Plaza Revopment  
HAILEY GARDENS HOMEOWNERS ASSN  
% WATSON REALTY  
4516 NW 23RD AVE  
GAINESVILLE, FL 32606

Neighborhood Workshop Notice

06781-002-000 Butler Plaza Revopment  
HALLE PROPERTIES LLC  
20225 NORTH SCOTTSDALE RD  
SCOTTSDALE, AZ 85255

Neighborhood Workshop Notice

06685-110-006 Butler Plaza Revopment  
HANSEN & HANSEN  
2300 SW 43RD ST APT J6  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06787-001-000 Butler Plaza Revopment  
HARRIS & MOSLEY  
3204 COUNTY CLUB DR  
VALDOSTA, GA 31605

Neighborhood Workshop Notice

06791-001-000 Butler Plaza Revopment  
BRANDY HEINLEIN  
2614 SW 34TH ST STE A  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice

06812-012-001 Butler Plaza Revopment  
HENDERSON & HENDERSON II TRUSTEES  
% PRAIRIE VIEW TRUST  
3501 S MAIN ST STE 1  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

06797-003-000 Butler Plaza Revopment  
BETTY G HILGENDORF  
7131 NW 23RD AVE  
GAINESVILLE, FL 32606

Neighborhood Workshop Notice  
06735-132-001 Butler Plaza Revopment  
HNAVIE PLLC  
8556 SW 11TH RD  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06750-010-050 Butler Plaza Revopment  
HO & HOVAN H/W  
2348 SW 42ND DR #150  
GAINESVILLE, FL 32607

150441C  
Neighborhood Workshop Notice  
06750-010-067 Butler Plaza Revopment  
KEITH V HOLLAND  
4883 KING RICHARD RD  
JACKSONVILLE, FL 32210

Neighborhood Workshop Notice  
06685-110-001 Butler Plaza Revopment  
TAKISHA L HOLMES  
2300 SW 43RD ST UNIT J-1  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06811-003-000 Butler Plaza Revopment  
KARIN HOOVER  
3533 SW 24TH AVE APT A  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06685-115-004 Butler Plaza Revopment  
HOPKINS & HOPKINS  
349 COMPASS LAKE DR  
ALFORD, FL 32420

Neighborhood Workshop Notice  
06685-101-001 Butler Plaza Revopment  
HOYT & HOYT  
4120 SE 24TH TER  
OCALA, FL 34480

Neighborhood Workshop Notice  
06685-108-005 Butler Plaza Revopment  
HUDSON & SCRIBNER  
5033 SW 10TH LN  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06800-000-000 Butler Plaza Revopment  
I-75 & ARCHER RD NE QUADRANT ASSN  
% ACTION REAL ESTATE SERVICES  
6110 B NW 1ST PLACE  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06814-010-000 Butler Plaza Revopment  
IMS 10 LLC  
13004 SW 89TH AVE  
ARCHER, FL 32618

Neighborhood Workshop Notice  
06685-107-004 Butler Plaza Revopment  
IVANOVA & ROBERTS  
1306 NE 158TH TER  
GAINESVILLE, FL 32641

Neighborhood Workshop Notice  
06685-114-005 Butler Plaza Revopment  
IRFAN JINDANI  
12403 MEADOW BRIAR DR  
STAFFORD, TX 77477

Neighborhood Workshop Notice  
06685-110-004 Butler Plaza Revopment  
JOHNSON & JOHNSON  
30422 LAURELWOOD LN  
WESLEY CHAPEL, FL 33543

Neighborhood Workshop Notice  
06685-103-002 Butler Plaza Revopment  
JOHNSTON & JOHNSTON  
PO BOX 460174  
FT LAUDERDALE, FL 33346

Neighborhood Workshop Notice  
06685-108-004 Butler Plaza Revopment  
ELIZABETH KEI  
2300 SW 43RD ST UNIT H-4  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06685-108-001 Butler Plaza Revopment  
KERCE & KERCE II  
11158 GRAND WINTHROP AVE  
RIVER VIEW, FL 33578

Neighborhood Workshop Notice  
06685-111-006 Butler Plaza Revopment  
STEPHANIE R KING  
5135 CORONADO PKWY APT 105  
CAPE CORAL, FL 33904

Neighborhood Workshop Notice  
06685-101-004 Butler Plaza Revopment  
SERGEI KOLESOV  
2300 SW 43RD ST #A-4  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06685-106-002 Butler Plaza Revopment  
MICHAEL KRAVATZ  
4701 ARTHUR ST  
HOLLYWOOD, FL 33021

Neighborhood Workshop Notice  
06685-109-003 Butler Plaza Revopment  
MICHAEL KRAVATZ  
121 S 61ST TER STE B  
HOLLYWOOD, FL 33023

Neighborhood Workshop Notice  
06685-116-004 Butler Plaza Revopment  
MARY B KUHN  
2300 SW 43RD ST APT P4  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06800-003-000 Butler Plaza Revopment  
KUSH HOTELS II INC  
1021 21ST ST  
VERO BEACH, FL 32960

Neighborhood Workshop Notice  
06685-110-003 Butler Plaza Revopment  
LAURA M KUTZA  
2300 SW 43RD ST APT J3  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06685-120-003 Butler Plaza Revopment  
LANGTON & RUTHERFORD  
707 CENTRAL AVE  
SAN FRANCISCO, CA 94117

Neighborhood Workshop Notice  
06750-010-071 Butler Plaza Revopment  
CARLOS LARRAZABAL  
3439 FAWN WOOD LN  
FAIRFAX, VA 22033

Neighborhood Workshop Notice  
06750-010-066 Butler Plaza Revopment  
LEBRON & LEBRON III  
1584 BLUE LAKE CIRCLE  
PUNTA GORDA, FL 33983

Neighborhood Workshop Notice  
06804-002-001 Butler Plaza Revopment  
LEGEND INVESTMENTS LLC  
2681 SW 103RD ST  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06685-117-004 Butler Plaza Revopment  
LEVENSON & PENKO  
503 SUNSET DR B  
BAY SAINT LOUIS, MS 39520

Neighborhood Workshop Notice  
06685-106-005 Butler Plaza Revopment  
ANDREW W LEWKOW  
1506 ISON LN  
OCOEE, FL 34761

Neighborhood Workshop Notice  
06801-003-004 Butler Plaza Revopment  
JOHN LI  
4005 SW 40TH BLVD  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06804-003-000 Butler Plaza Revopment  
LIZ INVESTMENTS LLC  
2681 SW 103RD ST  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06685-109-004 Butler Plaza Revopment  
LONDRIE & LONDRIE  
5506 SW 4TH PL  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06806-000-000 Butler Plaza Revopment  
MABLE BARNES LLC  
3600 NW 43RD ST STE E-2  
GAINESVILLE, FL 32606

Neighborhood Workshop Notice  
06685-106-004 Butler Plaza Revopment  
GREG P MARKS  
310 KENT DR  
COCOA BEACH, FL 32931

Neighborhood Workshop Notice  
06685-102-005 Butler Plaza Revopment  
PHILIP C MASSEY  
9625 ERIE RD  
PARRISH, FL 34219

Neighborhood Workshop Notice  
06812-010-000 Butler Plaza Revopment  
DONALD WESLEY MCBRIDE TRUSTEE  
327 TURKEY CREEK  
ALACHUA, FL 32615

Neighborhood Workshop Notice  
06685-104-003 Butler Plaza Revopment  
MCGEHEE III & MCGEHEE JR  
4207 NW STATE RD 45  
NEWBERRY, FL 32669

Neighborhood Workshop Notice  
06810-000-000 Butler Plaza Revopment  
MCKINLEY WINDMEADOWS LLC  
320 NORTH MAIN ST STE 200  
ANN ARBOR, MI 48104

Neighborhood Workshop Notice  
06786-000-000 Butler Plaza Revopment  
MEGAHEE ENTERPRISE LTD.,LLLP  
7772 NW 55TH PL  
CORAL SPRINGS, FL 33067

Neighborhood Workshop Notice  
06687-003-000 Butler Plaza Revopment  
MERCHANTS & SOUTHERN BANK  
3631 NORTH MAIN ST  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice  
06741-001-000 Butler Plaza Revopment  
MERCHANTS AND SOUTHERN BANK  
PO BOX 5278  
GAINESVILLE, FL 32627

Neighborhood Workshop Notice  
06685-001-000 Butler Plaza Revopment  
MERRILL-LYONS INC  
9149 SW 47TH PL  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06685-119-006 Butler Plaza Revopment  
MEYERS & MEYERS  
212 FLAME AVE  
MAITLAND, FL 32751

Neighborhood Workshop Notice  
06685-117-001 Butler Plaza Revopment  
MICKE & MICKE  
PO BOX 411  
GLEN ST MARY, FL 32040

Neighborhood Workshop Notice  
06735-010-056 Butler Plaza Revopment  
MILL RUN OWNERS ASSOC INC  
502 NW 16TH AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
06709-000-000 Butler Plaza Revopment  
E P MILLER  
2324 SW 36TH TER  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06685-120-002 Butler Plaza Revopment  
JOHN MILTON  
2760 INDIAN SPRINGS  
MARIANNA, FL 32446

Neighborhood Workshop Notice  
06814-003-000 Butler Plaza Revopment  
MJD VENTURES INC  
% J VINCENT BOYLE PA  
700 20TH ST  
VERO BEACH, FL 32960

Neighborhood Workshop Notice  
06801-001-000 Butler Plaza Revopment  
MNG/JAKE CXI LLC  
% MIDAS REALTY CORPORATION  
PO BOX 52427  
ATLANTA, GA 30355

Neighborhood Workshop Notice  
06685-117-003 Butler Plaza Revopment  
MODELL & MODELL  
5111 NW 65TH LN  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice  
06735-132-002 Butler Plaza Revopment  
MOLL & MOLL  
4309 GATOR TRACE DR  
FT PIERCE, FL 34982

Neighborhood Workshop Notice  
06708-001-000 Butler Plaza Revopment  
MULTERRA LLC  
3914 SW 95TH DR  
Gainesville, FL 32608

Neighborhood Workshop Notice  
06781-001-000 Butler Plaza Revopment  
NATIONAL RETAIL PROPERTIES LP  
% CARRABBA'S #6027 (PROP  
MANAGEMENT)  
2202 N WEST SHORE BLVD 5TH FL  
TAMPA, FL 33607

Neighborhood Workshop Notice  
06685-101-002 Butler Plaza Revopment  
ADELL L NATTIEL  
PO BOX 357172  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice  
06735-131-001 Butler Plaza Revopment  
LONG V NGUYEN  
2321 SW 39TH WAY  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06800-022-000 Butler Plaza Revopment  
NNN SOLUTION FL LLC  
% RYAN LLC  
PO BOX 460169  
HOUSTON, TX 77056

Neighborhood Workshop Notice  
06685-104-004 Butler Plaza Revopment  
OJEDA & OJEDA  
103 RANCH RD  
WINTER PARK, FL 32792

Neighborhood Workshop Notice  
06810-001-020 Butler Plaza Revopment  
OLIVE GARDEN  
% PROPERTY TAX DEPT  
PO BOX 695019  
ORLANDO, FL 32869

Neighborhood Workshop Notice  
06812-008-000 Butler Plaza Revopment  
ORION VENTURE IV KEN LLC  
% ORION INVESTMENT & MGT  
200 S BISCAYNE BLVD 6TH FLOOR  
MIAMI, FL 33131

Neighborhood Workshop Notice  
06685-103-004 Butler Plaza Revopment  
PADILLA & PADILLA & RUIZ H/W  
888 BISCAYNE BLVD APT 2604  
MIAMI, FL 33132

Neighborhood Workshop Notice

06825-000-000 Butler Plaza Revopment  
PASSIVE PROPERTIES LLC  
10454 NW 132ND DR  
ALACHUA, FL 32615

Neighborhood Workshop Notice

06750-010-048 Butler Plaza Revopment  
ROHIT PATEL  
35253 MAPLE LEAF DR  
FRUITLAND PARK, FL 34731

Neighborhood Workshop Notice

06800-028-000 Butler Plaza Revopment  
SUMANT P PATEL  
16100 NW US HIGHWAY 441  
ALACHUA, FL 32615

Neighborhood Workshop Notice

06810-001-005 Butler Plaza Revopment  
J S PATEL  
1901 SW 13TH ST  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice

06750-010-051 Butler Plaza Revopment  
PATEL PATEL & PETE W/H & PATEL &  
4000 STAFFORDSHIRE DR  
LAKELAND, FL 33809

Neighborhood Workshop Notice

06685-109-005 Butler Plaza Revopment  
PATEL PROPERTY INVESTMENTS LLC  
907 SW 88TH ST  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06685-113-003 Butler Plaza Revopment  
BRYAN Q PATTERSON  
6916 NEUHOFF LN  
CHARLOTTE, NC 28269

Neighborhood Workshop Notice

06812-002-000 Butler Plaza Revopment  
PDA DEVELOPMENT INC  
3600 NW 43RD ST STE E2  
GAINESVILLE, FL 32606

Neighborhood Workshop Notice

06685-113-004 Butler Plaza Revopment  
PEREGOY & PEREGOY  
2300 SW 43RD ST UNIT #M-4  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice

06750-010-045 Butler Plaza Revopment  
LISSETTE M PEREZ  
17561 BRICKSTONE LOOP  
FORT MYERS, FL 33967

Neighborhood Workshop Notice

06814-001-000 Butler Plaza Revopment  
JOSE PEREZ  
13523 NW 112TH AVE  
ALACHUA, FL 32615

Neighborhood Workshop Notice

06685-106-003 Butler Plaza Revopment  
PEREZ & PEREZ JR TRUSTEES  
1504 LORETTA CT  
BRANDON, FL 33511

Neighborhood Workshop Notice

06685-119-004 Butler Plaza Revopment  
SHIRLEY E PHIFER TRUSTEE  
500 ALHAMBRA RD  
VENICE, FL 34285

Neighborhood Workshop Notice

06741-002-000 Butler Plaza Revopment  
PINE RUSH APARTMENTS LIMITED  
4117 SW 20TH AVE  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06797-032-000 Butler Plaza Revopment  
PM LAND INC  
2425 NE 19TH DR  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

06685-101-006 Butler Plaza Revopment  
FLORIN ALEX PODARU  
2300 SW 43RD ST UNIT A-6  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06685-102-001 Butler Plaza Revopment  
LEAH M POSTON  
5761 NW 112TH AVE #112  
DORAL, FL 33178

Neighborhood Workshop Notice

06809-000-000 Butler Plaza Revopment  
PRAIRIE VIEW TRUST  
HENDERSON TRUSTEES ET AL  
3501 S MAIN ST STE 1  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

06685-117-002 Butler Plaza Revopment  
PRICE & PRICE  
5520 WILLOUGHBY DR  
MELBOURNE, FL 32934

Neighborhood Workshop Notice

06750-010-063 Butler Plaza Revopment  
PROVIDENT FUNDING ASSOCIATES  
851 TRAEGER AVE STE 100  
SAN BRUNO, CA 94066

Neighborhood Workshop Notice

06685-119-002 Butler Plaza Revopment  
KENDALL L PUF AHL  
2802 W CYPRESS AVE SE  
FT MYERS, FL 33905

Neighborhood Workshop Notice

06804-001-000 Butler Plaza Revopment  
JAMES S QUINCEY TRUSTEE  
1934 NW 32ND TER  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

06685-119-005 Butler Plaza Revopment  
JONATHAN R RAFFII  
2300 SW 43RD ST UNIT S-5  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06735-131-003 Butler Plaza Revopment  
RANDALL & RANDALL  
PO BOX 665  
JENSEN BEACH, FL 34958

Neighborhood Workshop Notice

06685-118-003 Butler Plaza Revopment  
REAL FLORIDA INVESTMENT LLC  
2520 EAGLE RUN COURT  
WESTON, FL 33327

Neighborhood Workshop Notice

06800-003-002 Butler Plaza Revopment  
REALTY INCOME PROPERTIES INC  
11995 EL CAMINO REAL  
ATTN: PM DEPT #1087  
SAN DIEGO, CA 92130

Neighborhood Workshop Notice

06801-004-000 Butler Plaza Revopment  
DAVIS REMBERT JR TRUSTEE  
% WAFFLE HOUSE  
PO BOX 6450  
NORCROSS, GA 30091

Neighborhood Workshop Notice

06823-000-000 Butler Plaza Revopment  
RESERVE AT KANAPAHA II LTD  
1002 WEST 23RD ST STE 400  
PANAMA CITY, FL 32405

Neighborhood Workshop Notice

06750-010-054 Butler Plaza Revopment  
RITTER INVESTMENTS LLC  
5812 ENTERPISE PKWY  
FORT MYERS, FL 33905

Neighborhood Workshop Notice

06797-005-000 Butler Plaza Revopment  
ROBBINSWOOD HOLDINGS LLC  
175 NW 138TH TER STE 100  
NEWBERRY, FL 32669

Neighborhood Workshop Notice  
06685-107-006 Butler Plaza Revopment  
MIGUEL RODRIGUEZ  
9204 SW 43RD LN  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06685-118-002 Butler Plaza Revopment  
ROMAN & ROMAN  
59 SOUTH CENTER ST  
ORMOND BEACH, FL 32174

Neighborhood Workshop Notice  
06810-001-025 \*\*\* Butler Plaza Revopment  
S CLARK BUTLER PROPS LAND TRUST  
% MORRISON & HEAD, LP  
4210 SPICEWOOD SPRINGS RD STE 211  
AUSTIN, TX 78759

Neighborhood Workshop Notice  
06685-114-003 Butler Plaza Revopment  
JAMES R. SCHRADER  
2300 SW 43RD ST #N-3  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06784-001-000 Butler Plaza Revopment  
SILBER REGENCY OAKS INC  
% SAUL SILBER PROPERTIES LLC  
3434 SW 24TH AVE STE A  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06685-114-001 Butler Plaza Revopment  
SLADE & SLADE & SLADE  
2300 SW 43RD ST #N-1  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06801-001-001 Butler Plaza Revopment  
SOARING WINGS GAINESVILLE LLC  
100 N TAMPA ST STE 4000  
TAMPA, FL 33602

Neighborhood Workshop Notice  
06800-017-000 Butler Plaza Revopment  
SOUTH WEST SELF STORAGE INC  
4421 NW 65TH TER  
GAINESVILLE, FL 32606

Neighborhood Workshop Notice  
06795-001-000 Butler Plaza Revopment  
ROBERT E STANLEY TRUSTEE  
PO BOX 141105  
GAINESVILLE, FL 32614

Neighborhood Workshop Notice  
06685-115-002 Butler Plaza Revopment  
JEANNIE CAROL SUMMERS  
10403 NW 149TH PL  
ALACHUA, FL 32615

Neighborhood Workshop Notice  
06750-010-072 Butler Plaza Revopment  
ABRAHAM ROGOZINSKI  
2845 FOREST CIR  
JACKSONVILLE, FL 32257

Neighborhood Workshop Notice  
06810-001-016 \*\*\* Butler Plaza Revopment  
S CLARK BUTLER PROPERTIES  
% WAL-MART PROPERTY TAX DEPT  
PO BOX 8050 MS 0555  
BENTONVILLE, AR 72712

Neighborhood Workshop Notice  
06685-119-003 Butler Plaza Revopment  
MARIAN D SANDERS  
3755 DAIRY RD  
TITUSVILLE, FL 32796

Neighborhood Workshop Notice  
06800-027-000 Butler Plaza Revopment  
SCRUBS INC  
5122 EAST JERAD DR  
HOUSTON, TX 77018

Neighborhood Workshop Notice  
06784-000-000 Butler Plaza Revopment  
SAUL SILBER TRUSTEE  
3434 NW 24TH AVE STE A  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06810-002-000 \*\*\* Butler Plaza Revopment  
DAVID S SLOAN TRUSTEE  
PO BOX 141105  
GAINESVILLE, FL 32614

Neighborhood Workshop Notice  
06685-120-004 Butler Plaza Revopment  
SOLIMANI & STEWART W/H  
12914 YOUNGFIELD DR  
CYPRESS, TX 77429

Neighborhood Workshop Notice  
06791-003-000 Butler Plaza Revopment  
SPANISH TRACE APARTMENTS LTD  
1620 W UNIVERSITY AVE STE 4  
GAINESVILLE, FL 32603

Neighborhood Workshop Notice  
06685-111-004 Butler Plaza Revopment  
JONATHON WESTLEY STEPHENS  
993 BELLE MEADOWS BLVD  
SEVIERVILLE, TN 37862

Neighborhood Workshop Notice  
06811-000-000 Butler Plaza Revopment  
SUNDOWNE APARTMENTS LTD  
% GAINESVILLE REAL ESTATE  
2040 NW 67TH PL  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice  
06685-112-004 Butler Plaza Revopment  
ROJAS & ROJAS & ROJAS  
38203 LAKE UNITY NURSERY RD  
FRUITLAND PARK, FL 34731

Neighborhood Workshop Notice  
06795-000-000 \*\*\* Butler Plaza Revopment  
S CLARK BUTLER PROPS LAND TRUST  
PO BOX 141105  
GAINESVILLE, FL 32614

Neighborhood Workshop Notice  
06685-102-002 Butler Plaza Revopment  
JUSTIN S SAUNDERS  
2300 SW 43RD ST #B-2  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06685-107-002 Butler Plaza Revopment  
MELISSA E SHEPARD  
4413 SW 67TH TER  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06685-104-002 Butler Plaza Revopment  
IVANA SIMIC  
2300 SW 43RD ST APT D2  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
06685-103-003 Butler Plaza Revopment  
SMITH & SMITH & SMITH  
1601 EPSILON CT  
COLUMBIA, SC 29223

Neighborhood Workshop Notice  
06804-000-000 Butler Plaza Revopment  
SONNY'S FRANCHISE CO  
201 N NEW YORK AVE STE 300  
WITNER PARK, FL 32789

Neighborhood Workshop Notice  
06810-001-018 \*\*\* Butler Plaza Revopment  
ROBERT E STANLEY TRUSTEE  
1230 PEACHTREE ST NE  
STE 2400  
ATLANTA, GA 30309

Neighborhood Workshop Notice  
06805-000-000 Butler Plaza Revopment  
STONERIDGE 3800 CORP  
2801 SW ARCHER RD  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
06726-000-000 Butler Plaza Revopment  
SW 24TH PARTNERS LLC  
3113 W TAMBAY AVE  
TAMPA, FL 33611

Neighborhood Workshop Notice

06791-001-001 Butler Plaza Revelopment  
STEPHEN C TANNER  
526 SW COPPERHEAD LN  
FT WHITE, FL 32038

Neighborhood Workshop Notice

06685-105-006 Butler Plaza Revelopment  
ROBIN LEIGH TERRY  
237 SW 129TH TER  
NEWBERRY, FL 32669

Neighborhood Workshop Notice

06735-132-003 Butler Plaza Revelopment  
TERRY & TERRY  
2331 SW 39TH WAY UNIT C  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06685-110-002 Butler Plaza Revelopment  
MARK A THIELEN  
6346 FORESTWOOD DR W  
LAKELAND, FL 33811

Neighborhood Workshop Notice

06735-132-004 Butler Plaza Revelopment  
EDWARD G THOMPSON  
PO BOX 140573  
GAINESVILLE, FL 32614

Neighborhood Workshop Notice

06685-107-001 Butler Plaza Revelopment  
TULLIS & TULLIS  
408 SEVILLE AVE  
ALTAMONTE SPRINGS, FL 32714

Neighborhood Workshop Notice

06685-105-001 Butler Plaza Revelopment  
TWO BALD FAT MEN LAND  
INVESTMENTS LLC  
4215 NW 6TH ST  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

06735-131-002 Butler Plaza Revelopment  
FERNANDO F VALENTIN  
14293 NW 29TH AVE  
GAINESVILLE, FL 32606

Neighborhood Workshop Notice

06685-109-001 Butler Plaza Revelopment  
SONIA E DELLA VALLE  
105 METROLINA PLZ  
SHELBY, NC 28150

Neighborhood Workshop Notice

06685-101-005 Butler Plaza Revelopment  
VILLAFLO & VILLAFLO  
% REGINA VILLAFLO  
74 BUSHMAN DR  
PONCE INLET, FL 32127

Neighborhood Workshop Notice

06812-009-000 Butler Plaza Revelopment  
WACHOVIA BANK NA  
% THOMSON REUTERS  
PO BOX 2609  
CARLSBAD, CA 92018

Neighborhood Workshop Notice

06685-114-002 Butler Plaza Revelopment  
BRUCE WARNER  
2300 SW 43RD ST #N-2  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06735-010-006 Butler Plaza Revelopment  
WARREN FAMILY HOLDINGS I LLC  
502 NW 16TH AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

06750-010-061 Butler Plaza Revelopment  
ANDREW WASILUK  
3835 BIGGIN CHURCH RD  
JACKSONVILLE, FL 32224

Neighborhood Workshop Notice

06685-101-003 Butler Plaza Revelopment  
WATTS & WATTS  
2 NEEDLES LN  
ORMOND BEACH, FL 32174

Neighborhood Workshop Notice

06685-120-001 Butler Plaza Revelopment  
JOANNA M WEINBERGER  
1236 HOLMESDALE RD  
JACKSONVILLE, FL 32207

Neighborhood Workshop Notice

06703-000-000 Butler Plaza Revelopment  
WEST 20 APARTMENTS LLC  
444 N MICHIGAN AVE STE 2600  
CHICAGO, IL 60611

Neighborhood Workshop Notice

06685-112-001 Butler Plaza Revelopment  
WHITE & WHITE  
23611 NE STATE RD 26  
MELROSE, FL 32666

Neighborhood Workshop Notice

06750-010-049 Butler Plaza Revelopment  
WILLIAMS & WILLIAMS TRUSTEES  
662 N GLASSELL ST APT 3  
ORNAGE, CA 92867

Neighborhood Workshop Notice

06685-112-002 Butler Plaza Revelopment  
WOAN & WOAN & WOAN  
4211 32ND AVE S  
MINNEAPOLIS, MN 55406

Neighborhood Workshop Notice

06708-000-000 Butler Plaza Revelopment  
LINDA M WRIGHT  
3904 FAIRLEA CIR  
PLANT CITY, FL 33566

Neighborhood Workshop Notice

06685-102-004 Butler Plaza Revelopment  
JAY MICHAEL ZEMAN  
2300 SW 43RD ST #B-4  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

06810-001-014 \*\*\* Butler Plaza Revelopment  
ZENYATTA LLC  
% CVS#3255-01/STORE ACCT  
1 CVS DRIVE  
WOONSOCKET, RI 2895

Neighborhood Workshop Notice

06685-113-002 Butler Plaza Revelopment  
YING ZHENG  
22609 NE ALDER CREST DR UNIT 101  
REDMOND, WA 98053

Neighborhood Workshop Notice  
5th Avenue  
ROBERTA PARKS  
616 NW 8 ST  
GAINESVILLE, FL 32602

Neighborhood Workshop Notice  
CITY OF GAINESVILLE  
ATTN: MIKE HOGE  
PO BOX 490 MS 11  
GAINESVILLE, FL 32627

Neighborhood Workshop Notice  
Ashton  
DAVID L SMOCK  
5858 NW 45 DRIVE  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice  
Azalea Trails  
MARIE SMALL  
1265 SE 12 AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
Black Acres/Black Pines  
JIM CONNOR  
400 NW 32 ST  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
Capri  
JOHN DOLES  
4539 NW 37 TER  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice  
Carol Estates South  
BECKY RUNNESTRAND  
1816 NE 16 TER  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice  
Cedar Grove II  
HELEN HARRIS  
1237 NE 21 ST  
GAINESVILLE, FL 32641

Neighborhood Workshop Notice  
Creekwood  
HELEN SCONYERS  
2056 NW 55 BLVD.  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice  
Debra Heights  
SARAH POLL  
PO BOX 14198  
GAINESVILLE, FL 32604

Neighborhood Workshop Notice  
Northwood at Possum Creek  
WES WHEELER  
4728 NW 37 WAY  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
Duval  
GILBERT S MEANS, SR  
2153 SE HAWTHORNE RD, #111  
PO BOX 7  
GAINESVILLE, FL 32641

Neighborhood Workshop Notice  
Edgewood Hills  
BONNIE O'BRIAN  
2329 NW 30 AVE  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice  
Elizabeth PL/Northwest 23rd ST  
GALE FORD  
715 NW 23 ST  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice  
Forest Ridge/Henderson Heights  
JUANITA CASAGRANDE  
1911 NW 22 DRIVE  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice  
Gateway Park  
HAROLD SAIVE  
1716 NW 10 TER  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice  
Golfview  
CHRIS MONAHAN  
222 SW 27 ST  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
Greater Northeast Community  
MIRIAM CINTRON  
915 NE 7 AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
Grove Street  
MARIA HUFF-EDWARDS  
1102 NW 4 ST  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
Hazel Heights  
ALLAN MOYNIHAN  
PO BOX 357412  
GAINESVILLE, FL 32635

Neighborhood Workshop Notice  
Hibiscus Park  
CAROL BISHOP  
2616 NW 2 AVE  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
Hidden Lake  
GEORGE KASNIC  
2116 NW 74 PL  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice  
Highland Court Manor  
DAVID SOUTHWORTH  
3142 NE 13 ST  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice  
Ironwood  
NANCY TESTA  
4207 NE 17 TER  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice  
Kensington Park  
MAXINE HINGE  
5040 NW 50 TER  
GAINESVILLE, FL 32606

Neighborhood Workshop Notice  
Kingswood Court  
JOHN ORTON  
5350 NW 8 AVE  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice  
Kirkwood  
JANE BURMAN-HOLTON  
701 SW 23 PL  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
Lamplighter  
LARRY NICHOLSON (PROP MGR)  
5200 NE 50 DR  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice  
Landmark Woods  
JACK OSGARD  
4332 NW 12 PL  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice  
Las Pampas  
PETER JANOSZ  
3418 NW 37 AVE  
GAINESVILLE, FL 32605



Neighborhood Workshop Notice

Lincoln Estates  
DORIS EDWARDS  
1040 SE 20 ST  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Madison Park  
CHARLES FLOYD  
1911 N.W. 36 DR  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Mason Manor  
JOANNA LEATHERS  
2550 NW 13 AVE  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Pineridge  
BERNADINE TUCKER  
9 TURKEY CREEK  
ALACHUA, FL 32615

Neighborhood Workshop Notice

North Lincoln Heights  
ANDREW LOVETTE SR.  
430 SE 14 ST  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Northwood  
SUSAN W. WILLIAMS  
PO BOX 357492  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

Northeast Neighbors  
SHARON BAUER  
1011 NE 1 AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Northwest Estates  
VERN HOWE  
3710 NW 17 LN  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Oakview  
DEBRA BRUNER  
914 NW 14 AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Mill Pond  
HAROLD HANEL  
309 NW 48 BLVD  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

Appletree  
JUDITH MORROW  
3616 NW 54 LANE  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

Pine Park  
DELORES BUFFINGTON  
721 NW 20 AVE  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

Kirkwood  
KATHY ZIMMERMAN  
1127 SW 21 AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Pleasant Street  
DOTTY FAIBISY  
505 NW 3 ST  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Porters Community  
GIGI SIMMONS  
712 SW 5 ST  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Rainbows East  
JOE THOMAS  
5014 NW 24 TER  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Rainbows End  
SYLVIA MAGGIO  
4612 NW 21 DR  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Raintree  
RONALD BERN  
1301 NW 23 TER  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Ridgeview  
ROB GARREN  
1805 NW 34 PL  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Ridgewood  
KERRI CHANCEY  
1310 NW 30 ST  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Royal Gardens  
DOUGLAS BURTON  
2720 NW 27 PL  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Shadow Lawn Estates  
CONNIE SPITZNAGEL  
3521 NW 35 PL  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

South Black Acres  
DEANNA MONAHAN  
14 SW 32 ST  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

Southeast Evergreen Trails  
MAUREEN RESCHLY  
1208 SE 22 AVE  
GAINESVILLE, FL 32641

Neighborhood Workshop Notice

Springhill/Mount Olive  
VIVIAN FILER  
1636 SE 14 AVE  
GAINESVILLE, FL 32641

Neighborhood Workshop Notice

Springtree  
KATHY MEISS  
2705 NW 47 PL  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Stephen Foster  
ROBERT PEARCE  
714 NW 36 AVE  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

Suburban Heights  
BETH GRAETZ  
4321 NW 19 AVE  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Sugarfoot Community/Anglewood  
HEATHER REILLY  
426 SW 40 TERRACE  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
Sugarhill  
CYNTHIA COOPER  
1441 SE 2 TER  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
University Park  
JIMMY HARNBERGER  
402 NW 24 ST  
GAINESVILLE, FL 32604

Neighborhood Workshop Notice  
Pinebreeze  
JUDITH MEDER  
3460 NW 46 PL  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice  
Ashton  
ASHTON HOMEOWNERS ASSOC  
5200 NW 43 ST STE 102  
GAINESVILLE, FL 32606

Neighborhood Workshop Notice  
Eagle Eyes  
BEATRICE ELLIS  
316 NE 14 ST  
GAINESVILLE, FL 32641

Neighborhood Workshop Notice  
Porters  
INA HINES  
320 SW 5 AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
University Park  
MEL LUCAS  
620 E UNIVERSITY AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
LARRY SCHNELL  
2048 NW 7 LN  
GAINESVILLE, FL 32603

Neighborhood Workshop Notice  
BOBBIE DUNNELL  
3118 NE 11 TER  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice  
STEWART WELLS  
6744 NW 36 DR  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice  
Sutters Landing  
PETER REBMAN  
3656 NW 68 LN  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice  
University Village  
BRUCE DELANEY  
75 SW 23 Way  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
Stephen Foster Neighborhood Assoc, Inc  
SANDRA WATTS KENNEDY  
514 NW 31 LANE  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice  
Duckpond  
STEVE NADEAU  
2821 NW 23 DR  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice  
Front Porch Florida, Duval  
JUANITA MILES HAMILTON  
2419 NE 8 AVE  
GAINESVILLE, FL 32641

Neighborhood Workshop Notice  
School Board  
VICK McGRATH  
3700 NE 53 AVE  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice  
Millennium Bank  
DANNY GILLILAND  
4340 NEWBERRY RD  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice  
MAC McEACHERN  
1020 SW 11 TER  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
JAMES WOODLAND  
225 SE 14 PL  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
BELLINGTON'S CUSTOM SERVICE  
% BRAXTON LINTON  
1907 SE HAWTHORNE RD  
GAINESVILLE, FL 32641

Neighborhood Workshop Notice  
Turkey Creek Forest Owners Assn  
ATTN: RITA SMITH  
8620 NW 13 ST, #210 CLUBHOUSE OFFICE  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice  
Forest Ridge/Henderson Heights  
JUANITA CASAGRANDE  
1911 NW 22 DRIVE  
GAINESVILLE, FL 32605-3953

Neighborhood Workshop Notice  
Appletree  
CHRIS GARCIA  
5451 NW 35 DR  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice  
Duckpond  
MELANIE BARR  
216 NE 5 ST  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
Porters  
RUBY WILLIAMS  
237 SW 6 ST  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice  
University of Florida  
LINDA DIXON  
PO BOX 115050  
GAINESVILLE, FL 32611

Neighborhood Workshop Notice  
Florida Bank  
LAUDE ARNALDI  
PO BOX 5549  
GAINESVILLE, FL 32627

Neighborhood Workshop Notice  
Stephen Foster Neighborhood Assoc, Inc  
MARIA PARSONS  
439 NW 37 AVENUE  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice  
Bivens North Association  
PENNY WHEAT  
2530 SW 14 DR  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice  
KAREN BILLINGS  
2123 NW 72 PL  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

Phoenix Subdivision  
APRIL JONES  
3214 SW 26 TERR, Unit B  
GAINESVILLE, FL 32608

Neighborhood Workshop Notice

Woodland Terrace  
JERRY D ROSE  
3415 NW 1 COURT  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

LEE NELSON  
DIRECTOR OF REAL ESTATE - UF  
204 TIGERT HALL  
PO BOX 113100  
GAINESVILLE, FL 32611-3100



TEL: (352) 331-1976 132 NW 76th Drive, Gainesville, Florida 32607  
TEL: (352) 414-4621 101 NE 1st Avenue, Ocala, Florida 34470  
WWW.CHW-INC.COM

planning, surveying, engineering, construction.

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## MEMORANDUM

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**To:** Neighbors of the 3400 block of SW Archer Road  
**From:** Scott A. Wright  
**Date:** August 14, 2015  
**RE:** Neighborhood Workshop Notice

PN 15-0186

CHW will hold a Neighborhood Workshop to discuss proposed amendments to the current Planned Development and Planned Use District for properties located between SW Archer Road and SW 24<sup>th</sup> Avenue, west of SW 34<sup>th</sup> Street and east of I-75.

This is not a public hearing. The purpose of the workshop is to inform neighboring property owners of the proposal's nature and to seek comments. We look forward to seeing you at the workshop.

**Date:** Thursday, August 27, 2015  
**Time:** 6:00 p.m.  
**Place:** Butler Enterprises  
3217 SW 35<sup>th</sup> Blvd  
Gainesville, Florida 32608  
**Contact:** Scott A. Wright  
(352) 331-1976

**TEACHERS**

From Page B1

The program, funded by a federal teacher training grant, has spanned about 10 years in Alachua County so far, Clarke said. In that time, she said, the district retained more of its new teachers because they've been more successful from the start.

The mentor coaches don't evaluate teachers, which is important because they can provide confidentiality to new teachers who might be having a hard time, she said.

Before the new teachers and their mentors met, one veteran teacher took center stage.

Dressed in an apron, mentor coach Nancy Morrison gave a brief lesson on how to engage students with a method called the "Q-ball" or question ball.

The teachers formed small circles across one of the conference rooms of the hotel, one beach ball with numbered panels to each circle.

In the Q-ball exercise, students — or in this case, new teachers — toss the beach ball to each other



New teachers, including from left to right, Megan Heeper, Emma Houdette, Hollida Peters, and Amy Smith, share ideas while participating in an activity during an orientation session for new teachers Thursday. ERICA BROUSH/STAFF PHOTOGRAPHER

until the music stops, and the person left holding the ball must answer a question corresponding with a number on the ball.

Thursday, the teachers answered questions about classroom management, but the exercise could be used with any age and any subject.

It's a good way to get

students up and moving, but in a structured way, Carter said.

Throughout the day, the teachers also heard from the local teachers union and education foundation, and from other community members and organizations that work to support education.

By lunchtime, recent UF

teaching grad Cassandra Lette said she was feeling "pumped." She enjoyed meeting new teachers she'll be working with at Norton Elementary, like fellow second-grade teacher Alicia Thomas.

"I'm very nervous," Thomas said, although she said the mentor coach system was reassuring.

Savannah Smith, an incoming first-grade teacher at Norton, was buoyed by the feeling of being in a room with a hundred other people about to embark on the same voyage.

"It's nice to see people in the same boat as you," she said.

**REDISTRICT**

From Page B1

Brown was not the only person to criticize the new maps. Leon County residents as well as elected officials from Broward and Palm Beach counties also asked for changes. South Florida officials don't like a proposal that would alter existing seats held by U.S. Reps. Ted Deutch and Lois Frankel. It would take two districts that now run parallel into Broward and Palm Beach counties and instead place one of them completely inside Palm Beach County.

It's not clear yet, however, if Senate Republicans will vote for the proposal moving in the House. Several senators, including some from the Tampa Bay area, expressed frustration about the proposal. Sen. Bill Galvano, the Bradenton Republican in charge of the Senate redistricting committee, said there were ongoing attempts to try to craft alternative proposals.

But Galvano conceded he doesn't know if House leaders would go along. The Legislature has until the end of the next week to adopt a new map.

**AUBURDALE SURPRISE**

**2 cases of dynamite found in home**

By Kathryn Pearson  
The Ledger

AUBURDALE — Phil Riner is used to finding unusual things when he prepares a house for an estate sale, but he was caught by surprise when he found two cases of dynamite Tuesday night.

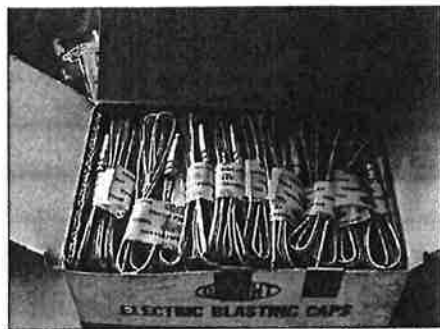
Riner called the Polk County Sheriff's Office after he found dynamite and blasting caps in a shed at a vacant residence, 5500 County Road 542 in Auburndale, the Sheriff's Office said. PCSO called the Tampa Bay Regional Bomb Team to safely dispose of the explosives, which appeared to be between 40 and 50 years old.

Larry McKinnon, Hillsborough County Sheriff's Office spokesman, said the bomb team X-rayed the cases of dynamite before opening them to find the sticks of dynamite were warped and disfigured from nitrous leakage. McKinnon said that as the sticks age, they become unstable, which means any jarring or erratic movements can send shockwaves through them.

The shock waves from sudden movements are similar to the charge emitted from blasting caps, which are used to detonate the sticks, so the bomb team moved the nearly 100 pounds of old explosives to a secure location behind the Auburndale Speedway, McKinnon said.

"It was certainly a very delicate operation because the dynamite was very fragile," McKinnon said. "The damage would be very extensive for 100 pounds of dynamite."

After moving the explosives off the property, the bomb team set up a bump pit — comprised of a wooden palette and straw — and



The dynamite was used several years ago to blow up tree stumps, according to the late owner's son. PROVIDED BY TAMPA BAY REGIONAL BOMB TEAM.

destroyed the dynamite by setting it on fire.

The house belongs to James "Jim" Martin Losey, who died March 17 at the age of 94. Riner was at the property Tuesday setting up for an estate sale Saturday.

The old workshop was one of the last places on the property Riner visited.

"(Dynamite) wasn't on my list of things I expected to find," said Riner, who's been doing estate sales for 37 years.

James Martin Losey Jr., who goes by "Marty," said he remembers using the dynamite to blow up tree stumps on the property with his father while he was a young, but it has been at least 40 years since they'd used it.

Losey said his late father had a high level of recall and a wide range of interests. Although Jim Losey had only a high school education, Losey said he thinks his father was a genius.

"He could retain most



A man called the Polk County Sheriff's Office after he found two cases of dynamite in a shed at a vacant residence in Auburndale, while he was preparing for an estate sale. The Sheriff's Office said it called the Tampa Bay Regional Bomb Team to help dispose of the explosives, which appear to be several decades old. PROVIDED BY TAMPA BAY REGIONAL BOMB TEAM.

everything he read," Losey said. "If there was anything he wanted to learn about, he would read it."

Jim Losey was an engineer by trade and served in the Air Force.

Marty Losey said his father became very secretive when his health

started to decline, so he was surprised when Riner told him he'd found explosives.

"I had no idea he had some (dynamite) left over," said Marty Losey. "Had I known, I would've called the sheriff a long time ago. That stuff is dangerous."

**SHERIFF**

From Page B1

Commissioner Mike Byerly says that cash should be left for the commission to spend on other services. For instance, part of the money will likely go to the Alachua County Environmental Protection Department.

At the beginning of the budget season, Niblick, the county manager, had instructed constitutional officers, including the sheriff, to find money within their own budgets to provide the same 3 percent raises proposed for county employees. ASO's budget included money for raises through an internal salary increase program that rewards longevity and service, which covers a good chunk of its employees, but did not include raises for employees not covered by that program.

However, there is still time for commissioners to make changes, with a vote on a final spending plan expected next month.

After Thursday's meeting, Darnell said she was frustrated by the board's decision.

"To eliminate to law enforcement positions from a budget is

inappropriate, it's out of the scope and purview," she said. "I disagree with it entirely."

Darnell said she hopes her request for raises will be included in the final budget.

"But I won't know until we finish up the budget meetings," she said.

As for raises, Byerly said salary increases have been funded by making spending cuts. Darnell already had provided raises within her budget through the agency's salary-increase program.

"Instead, she's coming to the board asking for additional money and she doesn't want to make the cuts she really must make," Byerly said. "It can be argued that she has the largest budget with the most discretionary spending and it should have been easy for her to provide that."

Still, ASO stands to see an increased budget this year, even with the \$252,000 cut.

"That's a real reduction and the services that are no longer being asked for or paid for," Byerly said. "When that part of the school resource officer program went away, I think it's appropriate for us to reallocate that money."

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**PUBLIC NOTICE**

A Neighborhood Workshop will be held to discuss proposed amendments to the current Planned Development and Planned Use District for properties located between SW Archer Road and SW 24th Avenue, west of SW 34th Street and east of I-75.

This is not a public hearing. The workshop's purpose is to inform neighboring property owners of the proposals' nature and to seek their comments.

The workshop is Thursday, August 27, 2015 at 6:00 p.m. at Butler Enterprises located at 3217 SW 35th Blvd, Gainesville, Florida 32608.

Contact: Scott Wright, AICP  
Phone Number: (352) 331-1976



**MEDICAL MARIJUANA**

**Ballot proposal gains steam**

By The News Service of Florida

Backers of a ballot proposal to legalize medical marijuana are moving toward getting a key Florida Supreme Court review, with nearly 22,000 valid petition signatures submitted to the state as of Thursday morning.

The effort, known as United for Care, needs 68,314 valid signatures before the Supreme Court

will consider whether the proposed ballot language meets legal standards. But the number of valid signatures received by the state Division of Elections has grown quickly in recent days — for example, going from 14,758 signatures Monday to 21,977 on Thursday morning.

Organizers said July 22 they had sent 100,000 petitions to county elections supervisors, an

initial step in validating signatures and passing them along to the state. The effort's political committee, formally known as People United for Medical Marijuana, also reported collecting about \$770,000 in July to fuel the effort, with much of the money coming from the law firm headed by prominent Orlando attorney John Morgan.

Supporters of legalizing medical marijuana

received 58 percent of the vote when they tried to pass a ballot initiative in 2014, but that fell short of the legally required 60 percent to amend the state Constitution.

If the Supreme Court signs off on the ballot language, backers would then ultimately need to submit 683,149 valid petition signatures before they could take the issue to voters in 2016.



TEL: (352) 331-1976 132 NW 76th Drive, Gainesville, Florida 32607  
 TEL: (352) 414-4621 101 NE 1st Avenue, Ocala, Florida 34470  
 WWW.CHW-INC.COM

planning surveying engineering construction

# SIGN-IN SHEET

**Event:** Neighborhood Work Shop  
**Date/Time:** August 27, 2015  
**Place:** Butler Enterprises 3217 SW 35th Blvd, Gainesville, FL 32608  
**Re:** Butler Plaza Town Center - PD/PUD / SSCPA Amendments

No.	<u>Print Name</u>	<u>Street Address</u>	<u>Signature</u>
1	Scott Buchanan	502 NW 16th Ave Gainesville, FL 32601	<i>[Signature]</i>
2	Jonathan Paul	2579 SW 87th Prvle Gainesville, FL 32608	<i>[Signature]</i>
3	Amy Drier-Drow	1714 SW 34th Street Gainesville, FL 32608	<i>[Signature]</i>
4	Sarah Barnes	2579 SW 87th Drive Gainesville, FL 32608	<i>[Signature]</i>
5	Megan Eckdahl	3726 SW 40th Blvd Gainesville, FL 32608	<i>[Signature]</i>
6			
7			
8			
9			
10			
11			

## NEIGHBORHOOD WORKSHOP

**Date:** August 27, 2015

**Time:** 6:00pm

**Place:** Butler Enterprises Property Management Office

**RE:** Butler Plaza PUD and PD Amendment

1.) Workshop Presentation Summary:

- Explanation of proposed application:

*Three components:*

1. *Addition of Olive Garden to Butler Plaza PUD and PD*
2. *Specific change to Butler Plaza PUD text (FDOT reqs)*
3. *Explanation of multiple change to PD (and handed out memo)*

- Explanation of review process:

*Submittal to City for review by staff, CPB, and ultimately approval by City Commission.*

2.) The following summarizes the issues raised by the citizens present. Comments are not intended to be verbatim and may not be totally inclusive.

- *Multiple questions about specific stores, restaurants, hotels will be included in the Town Center*
- *Questions about timing of different parts of Butler North and Town Center*
- *Questions about roadway system and connection to Celebration Pointe flyover*

## ORDINANCE NO. \_\_\_\_

1  
2  
3 **An ordinance of the City of Gainesville, Florida, amending Policy 4.3.6 of the**  
4 **Future Land Use Element of the City of Gainesville Comprehensive Plan**  
5 **relating to the Butler Development Planned Use District (PUD) that is**  
6 **generally located north of Archer Road, west of SW 34<sup>th</sup> Street, east of I-75,**  
7 **and south of SW 24<sup>th</sup> Avenue; amending the Future Land Use Map Series in**  
8 **the Future Land Use Element of the Comprehensive Plan by deleting and**  
9 **replacing two maps depicting the Butler Development PUD and the**  
10 **underlying land use categories for the properties within the Butler**  
11 **Development PUD; providing directions to the City Manager; providing a**  
12 **severability clause; providing a repealing clause; and providing an effective**  
13 **date.**

14  
15  
16 **WHEREAS,** the Planned Use District (PUD) land use category is an overlay land use  
17 district that may be applied to any specific property in the City to allow unique, innovative or  
18 narrowly construed land use proposals that might otherwise not be allowed in the underlying  
19 land use category; and

20 **WHEREAS,** each PUD land use overlay shall be adopted by an ordinance with land use  
21 regulations that address density and intensity, permitted uses, access by car, foot, bicycle, and  
22 transit, trip generation and trip capture, environmental features and, when necessary, buffering of  
23 adjacent uses; and

24 **WHEREAS,** upon the adoption of a PUD land use overlay, the underlying land use  
25 categories are neither abandoned nor repealed, but are inapplicable as long as the subject  
26 property is developed and used in accordance with the PUD land use overlay and the  
27 implementing Planned Development (PD) zoning ordinance; and

28 **WHEREAS,** on August 5, 2010, the City Commission adopted Ordinance No. 090537,  
29 which overlaid the PUD land use category on the subject property and established implementing  
30 land use regulations through the creation of Policy 4.3.6 of the Future Land Use Element of the  
31 City of Gainesville Comprehensive Plan; and



1           **WHEREAS**, on August 15, 2013, the City adopted Evaluation and Appraisal  
2 Comprehensive Plan Amendment Ordinance No. 120370, which, among other things, amended  
3 Policy 4.3.6 of the Future Land Use Element of the City of Gainesville Comprehensive Plan; and

4           **WHEREAS**, by initiation of a petition by the owners of the subject property, notice was  
5 given as required by law that the subject property's PUD land use overlay and implementing land  
6 use regulations be amended by amending Policy 4.3.6 of the Future Land Use Element of the  
7 City of Gainesville Comprehensive Plan and the Future Land Use Map Series; and

8           **WHEREAS**, notice was given as required by law and a public hearing regarding the  
9 petition was held by the City Plan Board on February 19, 2013; and

10           **WHEREAS**, notice was given as required by law and a public hearing regarding the  
11 petition was held by the City Commission on May 29, 2013; and

12           **WHEREAS**, pursuant to law, an advertisement no less than two columns wide by 10  
13 inches long was placed in a newspaper of general circulation and provided the public with at  
14 least seven (7) days' advance notice of the first public hearing (transmittal stage) of this  
15 ordinance to be held in the City Hall Auditorium located on the first floor of City Hall in the City  
16 of Gainesville; and

17           **WHEREAS**, pursuant to law, after the public hearing at the transmittal stage, the City  
18 transmitted copies of this proposed amendment to the reviewing agencies and any other local  
19 government or governmental agency that requested same; and

20           **WHEREAS**, a second advertisement no less than two columns wide by 10 inches long  
21 was placed in the aforesaid newspaper and provided the public with at least five (5) days'  
22 advance notice of the second public hearing (adoption stage) of this ordinance; and



- 1           ▪ Floridan Aquifer High Recharge Area
- 2           ▪ Surface Waters & Wetlands
- 3           ▪ Strategic Ecosystems

4

5       • *Historic Preservation Map Series:*

- 6
- 7           ▪ Northeast Gainesville Residential Historic District
- 8           ▪ Pleasant Street Historic District
- 9           ▪ Southeast Gainesville Historic District
- 10          ▪ University Heights Historic District—North
- 11          ▪ University Heights Historic District—South
- 12          ▪ Designated Historically Significant Properties

13

14           **Section 3.** Policy 4.3.6 of the Future Land Use Element of the City of Gainesville

15 Comprehensive Plan, which shall govern and control the use and development of the Butler

16 Development Planned Use District (PUD) property described in Exhibit “A,” is deleted in its

17 entirety and replaced as follows:

18

19 4.3.6 This policy shall regulate the Planned Use District (PUD) known as the “Butler

20 Development.” The Butler Development PUD, including its division into four (4)

21 subareas, is depicted on the map titled “Butler Development PUD Future Land Use

22 Overlay” in the Future Land Use Map Series located in this element. The properties

23 within the Butler Development PUD have underlying future land use categories as shown

24 on the map titled “Butler Development Underlying Future Land Use” in the Future Land

25 Use Map Series located in this element.

26

27 Comprehensive Plan policies of general applicability shall apply to the Butler

28 Development PUD. In the event of express conflict or inconsistency between the general

29 Comprehensive Plan policies and any specific policies as set forth below, the specific

30 policies shall govern.

31

32 a. The following conditions shall apply to the entirety of the Butler Development

33 PUD:

- 34
- 35 1. The properties within subareas 1, 2, 3, and 4 shall be designated PUD on
  - 36 the Future Land Use Map.
  - 37
  - 38 2. The allowable uses and maximum levels of intensity, which may be
  - 39 allocated to any of the four (4) subareas, shall be as follows:

40

41 Commercial uses:	2,500,408 square feet
42 Office uses:	250,000 square feet
43 Hotel / Motel uses:	500 rooms

1 Multi-Family Residential uses: 1,000 units

2  
3 The specific allowable uses and development program shall be specified in  
4 the Planned Development (PD) zoning ordinance.

- 5  
6 3. The maximum cumulative development program for Butler Development  
7 (including existing development, new development and redevelopment)  
8 shall be limited to a maximum trip generation not to exceed 37,591  
9 average daily trips. There are 12,224 average daily trips associated with  
10 the existing development as documented in the traffic study.
- 11  
12 4. Multi-family residential uses shall be permitted in any combination of  
13 vertical or horizontal mix or as a stand-alone use. 20% of the multi-family  
14 residential units constructed, whether rental or owner-occupied, shall be  
15 affordable housing units for workforce housing as defined in Section  
16 380.0651(3)(h), F.S., or moderate-income, low-income or very low-  
17 income persons or households as those terms are defined in the City's  
18 Local Housing Assistance Program (LHAP). The affordability of such  
19 units shall be maintained for a period of 10 years following construction,  
20 shall run with the land, and shall be enforceable by the City through  
21 recorded covenants or restrictions.
- 22  
23 5. Maximum building height shall be eight (8) stories.
- 24  
25 6. Development and redevelopment within the Butler Development PUD  
26 shall require Low Impact Development (LID) techniques. Prior to final  
27 development plan approval, the owner/developer shall provide legally  
28 enforceable documents establishing a responsible entity to permanently  
29 provide maintenance of the LID functional landscape. LID is a site design  
30 strategy for maintaining or replicating the pre-development hydrologic  
31 regime through the use of design techniques that create functionally  
32 equivalent hydrologic landscape. Reclaimed water shall be used for  
33 irrigation if and when it becomes available.
- 34  
35 7. Stormwater management facilities shall be aesthetically pleasing and shall  
36 meet the requirements of the City's Engineering Design and Construction  
37 Manual. The owner/developer shall, at no cost to the City, dedicate right-  
38 of-way or provide easements to the City for the shared stormwater  
39 facilities.
- 40  
41 8. Prior to the first final development plan being approved in either Subarea  
42 1 or Subarea 2, a master plan for stormwater management and open space  
43 for the entire Butler Development PUD shall be provided, subject to  
44 approval by the City. This master plan shall include the written consent of  
45 all property owners within the Butler Development PUD.
- 46

- 1 9. Design standards specified in the PD zoning ordinance shall address:  
2 building orientation, build-to lines, building articulation, glazing, parking,  
3 garden walls, landscaping, pedestrian and transit facilities, a gridded,  
4 interconnected street network and limitations on the maximum size of  
5 single-occupant, single-story buildings.  
6
- 7 10. Development shall include sidewalks, pathways, crosswalks and  
8 pedestrian nodes that shall be integrated within the overall Butler  
9 Development PUD to provide for a defined, interconnected system.  
10
- 11 11. Redevelopment shall be consistent with the Comprehensive Plan policies  
12 that encourage the conversion of conventional shopping centers into more  
13 traditional, walkable centers.  
14
- 15 12. Properties located outside of the Butler Development PUD shall be  
16 buffered from loading docks and outdoor uses that are within the Butler  
17 Development PUD.  
18
- 19 13. The PD zoning ordinance shall establish standards for automobile-oriented  
20 uses such as drive-through facilities and structured parking to create and  
21 maintain the multi-modal character of the Butler Development PUD.  
22
- 23 14. Individual service bays for automobile-oriented uses, including but not  
24 limited to gasoline and alternative fuel service stations, shall be located to  
25 the rear and/or interior side of buildings. A single entrance to interior  
26 service bays may be located on the side of the building.  
27
- 28 15. The PD zoning ordinance shall identify the subareas where gasoline and  
29 alternative fuel service stations are allowed and the maximum allowed  
30 number of such service stations and associated fueling positions. New  
31 construction of gasoline and alternative fuel service stations that front  
32 public or private streets shall be designed to:  
33
- 34 (a). Enhance safe pedestrian and bicycle circulation and access to any  
35 retail or restaurant facilities on site. Sidewalk connections or  
36 marked pedestrian crosswalks shall be shown on the development  
37 plan to ensure pedestrian safety and comfort;  
38
- 39 (b). Provide a pedestrian entry from sidewalks on the property  
40 frontage;  
41
- 42 (c). Minimize the number and width of driveways;  
43
- 44 (d). Include cross access or joint driveway connections to adjacent  
45 developments;  
46

- 1 (e). Locate off-street parking to the rear and/or interior side of  
 2 buildings;  
 3
- 4 (f). Locate fueling positions to the rear of buildings. Individual service  
 5 bay doors shall not face a public or private street and shall be  
 6 located to the rear and/or side interior of buildings; and  
 7
- 8 (g). Include architectural and site design that enhances the site area and  
 9 promotes the City's multi-modal and design goals. At the  
 10 development plan review, the design shall be reviewed for details  
 11 such as, but not limited to, facade treatment, colors, glazing at  
 12 pedestrian level, lighting, roof detail, signage, landscaping,  
 13 building and gas canopy height, building location relative to the  
 14 street, and location of access points.  
 15
- 16 16. Structured parking that fronts on public streets shall be designed to include  
 17 office or commercial uses on the first floor. Structured parking that is  
 18 integrated with and connected to commercial, office, or multi-family  
 19 residential buildings shall not be required to contain office or retail uses on  
 20 the first floor. Integrated/connected parking structures shall meet design  
 21 standards specified in the PD zoning ordinance to ensure that building  
 22 facades have sufficient articulation, especially on the ground floor level.  
 23
- 24 17. The PD zoning ordinance shall be consistent with the City's transportation  
 25 mobility policies as adopted in the Comprehensive Plan.  
 26
- 27 18. Pedestrian/bicycle safety and comfort and pedestrian/bicycle connections  
 28 among all uses, subareas, and external areas shall be maximized  
 29 throughout the Butler Development PUD. Bicycle racks shall be located  
 30 close to the main building entrances. Pedestrian facilities shall link streets,  
 31 buildings, parking and open space areas within and among the subareas.  
 32 A network of sidewalks and street trees shall be provided on all internal  
 33 streets (public and private). Sidewalks and pathway connections shall be  
 34 made from the internal pedestrian system to the public right-of-way  
 35 adjoining the Butler Development PUD.  
 36
- 37 19. Bicycle lanes and/or routes shall be provided to all bus stops and buildings  
 38 within the Butler Development PUD as well as to bus stops and  
 39 development adjacent to the Butler Development PUD.  
 40
- 41 20. Parking requirements may be reduced below the required parking  
 42 standards in the Land Development Code to encourage alternative modes  
 43 of travel and to reduce the amount of surface parking. Parking spaces  
 44 provided in a parking structure shall not count against the maximum  
 45 number of allowable parking spaces when the parking structure is  
 46 replacing surface parking area.  
 47

- 1           21.    The Butler Development PUD shall include internal transportation  
2           connections within the Butler Development PUD as well as external  
3           transportation connections to development adjacent to the Butler  
4           Development PUD.  
5
- 6           22.    All private streets shall be constructed and maintained at the cost and  
7           expense of the owner in accordance with City standards for public streets.  
8           Main streets in town centers and maneuvering lanes shall not be required  
9           to be built to public street standards.  
10
- 11          23.    Maneuvering lanes shall be allowed in all subareas and shall contribute to  
12          the internal grid-system framework. Maneuvering lanes shall be defined  
13          as vehicle use areas that connect off-street parking areas and that provide  
14          sidewalks and street trees on at least one side. On the side of a  
15          maneuvering lane that includes sidewalks and street trees, perpendicular  
16          vehicular access to parking areas shall be separated by at least 180 feet as  
17          measured from centerline to centerline in order to enhance pedestrian  
18          comfort and safety. If a sidewalk and street trees are provided on only one  
19          side of a maneuvering lane, parking shall be allowed along only one side.  
20          If a sidewalk and street trees are provided on both sides of a maneuvering  
21          lane, parking shall be allowed along both sides.  
22
- 23          24.    Transportation Mobility Provisions.  
24
- 25           (a).    S. Clark Butler Properties, LTD., and the City entered into a TCEA  
26           Zone M Agreement on January 3, 2012. An addendum to the  
27           agreement was executed on November 29, 2012.  
28
- 29           (b).    The City recognizes that the TCEA Agreement remains valid, and  
30           transportation mitigation shall be required consistent with such, as  
31           long as the Butler Development has an adopted and valid PD  
32           zoning ordinance. Any amendments to this Comprehensive Plan  
33           policy or the Butler Development PD zoning ordinance that alter  
34           the trip generation or transportation analysis provided in  
35           Attachment 1 to the TCEA Zone M Agreement entered into on  
36           January 3, 2012, (“Butler Plaza Planned Development (Petition #  
37           PB-09-84 PDV) Transportation Analysis Executive Summary”)  
38           shall be subject to the transportation mobility requirements in  
39           effect at the time of amendment.  
40
- 41           (c).    S. Clark Butler Properties, LTD., and the City agree that the TCEA  
42           Zone M Agreement satisfies the transit requirements for Phase 1A  
43           of the development (defined as 134,784 square feet of  
44           development). In addition, the Agreement includes all of the non-  
45           transit requirements for Phase 1 and Buildout as specified in  
46           Attachment 1 (“Butler Plaza Planned Development (Petition # PB-  
47           09-84 PDV) Transportation Analysis Executive Summary”). S.

1 Clark Butler Properties, LTD., and the City agree that those  
 2 requirements must be met by the times specified in the  
 3 "Development Schedule" portion of the PD zoning ordinance.  
 4

5 (d). S. Clark Butler Properties, LTD., and its successors and assigns,  
 6 may choose to opt into the City's Transportation Mobility Program  
 7 (TMP) subject to an updated transportation study and analysis that  
 8 would allow the City to evaluate the development for compliance  
 9 with the TMP.  
 10

11 (e). Streetscaping is an important component of the City's  
 12 transportation mobility planning because it enhances pedestrian  
 13 comfort and visual aesthetics. Consistent with the Transportation  
 14 Mobility Program policies in the Transportation Mobility Element,  
 15 new development on public or private streets shall meet the 65-  
 16 gallon street tree requirement on building frontages as well as take  
 17 into consideration the Local Governments Manual of Uniform  
 18 Minimum Standards for Design, Construction, and Maintenance  
 19 for Streets and Highways Standards, Subsection 334.044(10)(A),  
 20 F.S., Section 336.045, F.S., the MTPO Urban Design Standards for  
 21 Landscaping, and GRU utility line clearance separation standards.  
 22 Redevelopment sites shall be required to meet this policy for 50  
 23 percent of the required street trees. The front build-to line may be  
 24 modified if there are existing utility or right-of-way constraints.  
 25

26 25. The Butler Development PUD shall provide operational and safety  
 27 modifications required due to impacts on transportation facilities.  
 28 Modifications required for operational and safety impacts that are site  
 29 related shall not count toward meeting the agreed upon transportation  
 30 requirements in the TCEA Zone M Agreement executed on January 3,  
 31 2012 (as modified by the Addendum executed November 29, 2012).  
 32

33 26. The PD zoning ordinance shall define the construction timeframe, design  
 34 details, and extent of the SW 62<sup>nd</sup> Boulevard extension through the Butler  
 35 Development PUD consistent with the intent of the MTPO design  
 36 elements (alternative 4B-3) dated March 2, 2009. The incremental cost of  
 37 construction (i.e., the cost of construction that is above and beyond the  
 38 cost that would be incurred to construct a private 3-lane access drive per  
 39 City standards, including sidewalks and bike lanes) calculated based on  
 40 the Florida Department of Transportation generic cost per mile shall count  
 41 toward meeting the agreed upon transportation requirements in the TCEA  
 42 Zone M Agreement executed on January 3, 2012 (as modified by the  
 43 Addendum executed November 29, 2012). Upon completion of  
 44 construction, the right-of-way shall be dedicated to the City subject to  
 45 inspection and approval by the City. Within 90 days following the date of  
 46 final adoption of the PD zoning ordinance, S. Clark Butler Properties,  
 47 LTD., and its successors and assigns, shall at its expense obtain an



1 appraisal of the land and shall provide a copy of the appraisal to the City  
 2 for its review and approval. If the appraisal is approved, the appraised  
 3 value (less the appraised value for any right-of-way that the City vacates  
 4 for this road extension project) shall count toward meeting the agreed  
 5 upon transportation requirements in the TCEA Zone M Agreement  
 6 executed on January 3, 2012 (as modified by the Addendum executed  
 7 November 29, 2012). There shall be no direct access to the Southwest 62<sup>nd</sup>  
 8 Boulevard extension for outparcels; all access shall be from an internal  
 9 road network and/or shared driveways.

10  
 11 27. Vehicular cross-access connections within development areas shall be  
 12 maximized throughout the Butler Development PUD.

13  
 14 28. The PD zoning ordinance shall allow the Gainesville Regional Transit  
 15 System to review all development plans affecting transit routes for the  
 16 potential addition of new transit stops or improvements to existing transit  
 17 facilities. In addition, the PD zoning ordinance or a Transit Transfer  
 18 Station Agreement shall specify the requirements (including design, size,  
 19 cost, timing of completion and location) for S. Clark Butler Properties,  
 20 LTD., and its successors and assigns, to construct, at its expense, a transit  
 21 transfer station and a park and ride lot within the Butler Development  
 22 PUD, as approved by the Gainesville Regional Transit System. The park  
 23 and ride lot shall provide at least 50 park-and-ride spaces in one location  
 24 for transit users. The transit transfer station shall include restroom  
 25 facilities, bicycle storage, a route map kiosk, and bays for a minimum of  
 26 six (6) buses. Upon completion, the park and ride lot and the transit  
 27 transfer station improvements and associated land shall be conveyed to the  
 28 City at no cost.

29  
 30 29. In accordance with the PD zoning ordinance, S. Clark Butler Properties,  
 31 LTD., and its successors and assigns, shall coordinate with FDOT to  
 32 address transportation impacts that affect FDOT facilities ~~and satisfy the~~  
 33 ~~FDOT requirements listed below~~. Proof of satisfying these requirements  
 34 shall be provided to the City in the form of a letter or other written  
 35 documents issued by the FDOT.

36  
 37 ~~(a). The PD zoning ordinance shall establish thresholds and a~~  
 38 ~~timeframe for the completion of an Interchange Modification~~  
 39 ~~Report (IMR) consistent with FDOT IMR typical procedures.~~  
 40 ~~This IMR would evaluate alternatives and determine a feasible~~  
 41 ~~long term plan for the Archer Road (SR 24)/I 75 interchange. The~~  
 42 ~~cost of the IMR shall count toward meeting the agreed upon~~  
 43 ~~transportation requirements in the TCEA Zone M Agreement~~  
 44 ~~executed on January 3, 2012 (as modified by the Addendum~~  
 45 ~~executed November 29, 2012).~~  
 46

1 ~~(b). Prior to issuance of the first certificate of occupancy (CO) for any~~  
 2 ~~new building in Subarea 1 or 2 or issuance of certificates of~~  
 3 ~~occupancy for net, new additional square footage associated with~~  
 4 ~~development or redevelopment in Subareas 3 or 4 that~~  
 5 ~~cumulatively result in 500 net, new p.m. peak hour trips of~~  
 6 ~~adjacent street traffic as calculated using the latest edition of the~~  
 7 ~~ITE Trip Generation Manual, S. Clark Butler Properties, LTD., and~~  
 8 ~~its successors and assigns, shall:~~

9  
 10 ~~(i) Construct a third southbound left turn lane at the Archer~~  
 11 ~~Road / I-75 interchange, subject to review and approval by~~  
 12 ~~the Florida Department of Transportation (FDOT); or~~

13  
 14 ~~(ii) Execute an agreement with FDOT that includes payment~~  
 15 ~~from S. Clark Butler Properties, LTD., and its successors~~  
 16 ~~and assigns, to the FDOT to construct or have constructed~~  
 17 ~~the appropriate Archer Road / I-75 interchange~~  
 18 ~~modifications as determined by FDOT staff.~~

19  
 20 ~~This improvement is a site related operational and safety~~  
 21 ~~modification.~~

- 22  
 23 30. Future connectivity between the Butler Development PUD and the area  
 24 west of I-75 is in the MTPO adopted Long Range Transportation  
 25 Plan. The PD zoning ordinance shall specify details regarding the timing,  
 26 dedication of right-of-way to the City and roadway design and  
 27 construction (including sidewalks, bike lanes, or a multi-use path) for SW  
 28 30<sup>th</sup> Avenue from SW 40<sup>th</sup> Boulevard to SW 42<sup>nd</sup> Street. The PD zoning  
 29 ordinance shall also include design and timing requirements for  
 30 connection of this road segment to the proposed SW 30<sup>th</sup> Avenue bridge  
 31 street system east of I-75. S. Clark Butler Properties, LTD., and its  
 32 successors and assigns, shall dedicate at least 90 feet and up to 100 feet of  
 33 right-of-way to the City for SW 30<sup>th</sup> Avenue between SW 40<sup>th</sup> Boulevard  
 34 and SW 42<sup>nd</sup> Street along the Butler Development PUD's southern  
 35 boundary, except where it is contiguous to the Transit Transfer Station  
 36 parcel in which case it shall be along that parcel's northern boundary. S.  
 37 Clark Butler Properties, LTD., and its successors and assigns, shall obtain  
 38 an appraisal at its expense and shall provide a copy to the City for its  
 39 review and approval within 90 days of the date of final adoption of the PD  
 40 zoning ordinance. The dedication of right-of-way and construction costs  
 41 for the SW 30<sup>th</sup> Avenue improvements between SW 40<sup>th</sup> Boulevard and  
 42 SW 42<sup>nd</sup> Street shall count toward meeting the agreed upon transportation  
 43 requirements specified in the TCEA Zone M Agreement executed on  
 44 January 3, 2012 (as modified by the Addendum executed November 29,  
 45 2012).  
 46

- 1           b.    *Subarea 1.* In addition to the conditions that apply to the entirety of the Butler  
2           Development PUD, the following additional conditions shall apply to Subarea 1:  
3
- 4           1.    Development in this subarea shall establish a connected grid of public  
5           streets, private streets, and maneuvering lanes with a maximum block size  
6           of 3,200 feet in perimeter. Property boundaries adjacent to the PUD may  
7           be used to establish one or more sides of a block. The block size  
8           requirement shall not apply to shared stormwater facilities or park areas  
9           (active or passive recreation/open space).  
10
- 11          2.    A minimum of 20% of Subarea 1 shall be designated as open space. This  
12          open space requirement shall be based on the entire subarea rather than  
13          specific parcel development. Open space may include, but is not limited  
14          to, stormwater management facilities when the perimeter includes public  
15          space or amenities such as parks, trails or paths, landscape or hardscape,  
16          plazas, squares, public commons, and/or open-air malls.  
17
- 18          3.    Large scale retail uses (defined for purposes of the Butler Development  
19          PUD as a retail use with a single-story building footprint that exceeds  
20          100,000 square feet) in this subarea may have parking facilities located  
21          outside the front door of these retail uses.  
22
- 23          c.    *Subarea 2.* In addition to the conditions that apply to the entirety of the Butler  
24          Development PUD, the following additional conditions shall apply to Subarea 2:  
25
- 26          1.    Design standards specified in the PD zoning ordinance shall establish a  
27          development pattern that is compatible with and transitions appropriately  
28          to the nearby Urban Village.  
29
- 30          2.    This subarea shall contain a connected grid of public streets, private  
31          streets, and maneuvering lanes with a maximum block size of 2,000 feet in  
32          perimeter. Property boundaries adjacent to the PUD may be used to  
33          establish one or more sides of a block. The block size requirement shall  
34          not apply to shared stormwater facilities or park areas (active or passive  
35          recreation/open space).  
36
- 37          3.    A minimum of 20% of Subarea 2 shall be designated as open space. This  
38          open space requirement shall be based on the entire subarea rather than  
39          specific parcel development. Open space may include, but is not limited  
40          to, stormwater management facilities when the perimeter includes public  
41          space or amenities such as parks, trails or paths, landscape or hardscape,  
42          plazas, squares, public commons, and/or open-air malls.  
43
- 44          4.    Off-street parking shall not be located in front of buildings that front on  
45          SW 24<sup>th</sup> Avenue. The location of off-street parking on other streets shall  
46          be regulated by the PD zoning ordinance.  
47

- 1 d. *Subarea 3*. In addition to the conditions that apply to the entirety of the Butler  
 2 Development PUD, the following additional conditions shall apply to Subarea 3:  
 3
- 4 1. All new development and redevelopment of existing buildings within  
 5 Subarea 3 shall meet the design standards established in the PD zoning  
 6 ordinance. The PD zoning ordinance shall establish a threshold that limits  
 7 new development building square footage in Subareas 1 and 2 until a  
 8 minimum amount of new square footage consistent with the town center  
 9 design standards is under construction in Subarea 3.
  - 10 2. Development within Subarea 3 shall meet the following design standards,  
 11 as may be more particularly described in the PD zoning ordinance:  
 12
    - 13 (a). Standards that ensure compatibility among allowable uses and that  
 14 provide a quality pedestrian experience by regulating building  
 15 type, scale, overall building appearance and orientation, loading,  
 16 waste disposal, access points, outdoor uses and mechanical  
 17 equipment, signage and landscaping, and location of parking.
    - 18 (b). A connected grid of public streets, private streets, and  
 19 maneuvering lanes with a maximum block size of 2,000 feet in  
 20 perimeter. The block size requirement shall not apply to shared  
 21 stormwater facilities or park areas (active or passive  
 22 recreation/open space).
    - 23 (c). A connected network of wide sidewalks that promotes safety,  
 24 comfort, and convenience for pedestrians by linking streets,  
 25 parking areas, buildings, and adjacent development.
    - 26 (d). Compact design to encourage and accommodate walking.
    - 27 (e). Building facades that are close to and facing the street, and  
 28 generally aligned.
    - 29 (f). Shade trees along all public and private streets in accordance with  
 30 Comprehensive Plan policies.
    - 31 (g). First floors of buildings shall incorporate levels of articulation and  
 32 glazing to promote pedestrian interest.
    - 33 (h). Terminated vistas.
    - 34 (i). On-street parking where feasible and appropriate to building area  
 35 and street type.
    - 36 (j). Off-street parking located at the rear and/or side of buildings and  
 37 away from pedestrian areas. Buildings fronting Archer Road may  
 38  
 39  
 40  
 41  
 42  
 43  
 44  
 45  
 46  
 47

1 be allowed up to a double-loaded row of parking in front of a  
 2 building front face.

3  
 4 (k). Design and architectural requirements for drive-through facilities  
 5 that provide pedestrian safety and comfort, and establish a  
 6 maximum number of drive-through lanes for any drive-through  
 7 facility in the town center.

8  
 9 3. A minimum of 10% of Subarea 3 or town center areas shall be designated  
 10 as open space. This open space requirement shall be based on the entire  
 11 subarea rather than specific parcel development. Open space may include,  
 12 but is not limited to, stormwater management facilities when the perimeter  
 13 includes public space or amenities such as parks, trails or paths, landscape  
 14 or hardscape, plazas, squares, public commons, and/or open-air malls.

15  
 16 e. *Subarea 4.* In addition to the conditions that apply to the entirety of the Butler  
 17 Development PUD, the following additional conditions shall apply to Subarea 4:

18  
 19 1. Redevelopment shall include design features to transform drive aisles into  
 20 a gridded, interconnected street network that may include maneuvering  
 21 lanes. As drive aisles are transformed into public or private streets and/or  
 22 maneuvering lanes, the parking areas shall include sidewalks, as deemed  
 23 appropriate by the City during development plan review.

24  
 25 2. Redevelopment shall establish a connected grid of public streets, private  
 26 streets, and maneuvering lanes to establish a pedestrian-scaled street  
 27 network. Pedestrian scale blocks may vary in size but should be generally  
 28 no larger than 1,600 feet in perimeter. The maximum block size shall be  
 29 2,000 feet in perimeter. The block size requirement shall not apply to  
 30 shared stormwater facilities or park areas (active or passive  
 31 recreation/open space). The PD zoning ordinance shall establish  
 32 thresholds associated with redevelopment of this subarea that include  
 33 requirements for a street layout plan to establish the new street grid  
 34 system.

35  
 36 3. A minimum of 20% of Subarea 4 shall be designated as open space. This  
 37 open space requirement shall be based on the entire subarea rather than  
 38 specific parcel development. Open space may include, but is not limited  
 39 to, stormwater management facilities when the perimeter includes public  
 40 space or amenities such as parks, trails or paths, landscape or hardscape,  
 41 plazas, squares, public commons, and/or open-air malls.

42  
 43 4. Redevelopment shall include pedestrian pathways from the street to the  
 44 fronts of buildings and to adjacent development as necessary to provide  
 45 safe, direct and convenient access to building entrances and off-street  
 46 parking. The pedestrian routes shall be direct and shall minimize potential  
 47 conflicts with vehicles. For pedestrian safety and comfort, where a

1 pedestrian route must proceed alongside or cross a parking lot or  
 2 driveway, a separate path shall be provided with buffer landscaping and  
 3 other amenities. In lieu of a separate path, a highly visible crosswalk made  
 4 of materials acceptable to the City and that provides a strong visual  
 5 contrast between the pedestrian area and vehicular surface may be used.  
 6

7 5. A streetscape plan shall be required in conjunction with redevelopment  
 8 plans for this subarea. Redevelopment along the Archer Road corridor  
 9 shall be required to meet Comprehensive Plan streetscaping standards, as  
 10 well as take into consideration the Local Governments Manual of Uniform  
 11 Minimum Standards for Design, Construction and Maintenance for Streets  
 12 and Highways Standards, Subsection 334.044(10) (A), F.S., and Section  
 13 336.045, F.S., the MTPO Urban Design Standards for Landscaping, and  
 14 GRU utility line clearance separation standards.  
 15

16 6. The PD zoning ordinance shall specify the details and timeframe for the  
 17 dedication of additional right-of-way along both sides of the SW 62<sup>nd</sup>  
 18 Boulevard extension from Archer Road to Windmeadows Boulevard as  
 19 redevelopment occurs within this subarea that is adjacent to the extension.  
 20 The value of the right-of-way shall be established by an appraisal that is  
 21 submitted for review concurrent with an application for development plan  
 22 review for development that is adjacent to the extension. S. Clark Butler  
 23 Properties, LTD., and its successors and assigns, shall obtain the appraisal,  
 24 at its sole expense, and shall provide a copy to the City for review and  
 25 approval. If the appraisal is approved by the City, the appraised value shall  
 26 count toward meeting the transportation mobility program requirements in  
 27 effect at the time of development plan approval of the redevelopment. The  
 28 credit for transportation mitigation shall not be given until the dedication  
 29 occurs.  
 30

31 **Section 4.** A Planned Development (PD) zoning ordinance is required to implement the  
 32 PUD land use overlay, and must be adopted by the City Commission within 18 months of the  
 33 effective date of this amendment as provided in Section 10 of this ordinance. The underlying  
 34 future land use categories of the properties as depicted on the map titled "Butler Development  
 35 Underlying Future Land Use" in Exhibit "A" and made a part hereof are neither abandoned nor  
 36 repealed; such categories are inapplicable as long as the property is developed and used in  
 37 accordance with the implementing PD zoning ordinance. If the aforesaid time period expires  
 38 without the adoption of an implementing PD zoning ordinance, the PUD land use overlay and its  
 39 policies shall automatically be null and void and of no further force and effect and shall be

1 ministerially removed from the Future Land Use Map and from the Future Land Use Element of  
2 the Comprehensive Plan, leaving the underlying land use categories in place. A written request  
3 for an extension that is filed with the Clerk of the Commission prior to the expiration date shall  
4 toll the expiration date until final City Commission action on the extension application.

5 **Section 5.** It is the intent of the City Commission that the provisions in Sections 1  
6 through 3 shall become and be made a part of the City of Gainesville Comprehensive Plan and  
7 that the sections and paragraphs of this ordinance may be renumbered in order to accomplish  
8 such intentions.

9 **Section 6.** The City Manager or designee is authorized and directed to make the  
10 necessary changes to the text, maps and other data in the City of Gainesville Comprehensive  
11 Plan in order to comply with this ordinance.

12 **Section 7.** Within ten (10) working days of the transmittal (first) hearing, the City  
13 Manager or designee is authorized and directed to transmit this plan amendment and appropriate  
14 supporting data and analyses to the reviewing agencies and to any other local government or  
15 governmental agency that has filed a written request for same with the City. Within ten (10)  
16 working days of the adoption (second) hearing, the City Manager or designee is authorized and  
17 directed to transmit this plan amendment and appropriate supporting data and analyses to the  
18 state land planning agency and any other agency or local government that provided timely  
19 comments to the City.

20 **Section 8.** If any word, phrase, clause, paragraph, section or provision of this ordinance  
21 or the application hereof to any person or circumstance is held invalid or unconstitutional, such  
22 finding shall not affect the other provisions or applications of this ordinance that can be given  
23 effect without the invalid or unconstitutional provision or application, and to this end the  
24 provisions of this ordinance are declared severable.

1           **Section 9.** All ordinances or parts of ordinances in conflict herewith are to the extent of  
2 such conflict hereby repealed on the effective date of this plan amendment.

3           **Section 10.** This ordinance shall become effective immediately upon adoption; however,  
4 the effective date of this amendment to the City of Gainesville Comprehensive Plan, if the  
5 amendment is not timely challenged, shall be 31 days after the state land planning agency  
6 notifies the City that the plan amendment package is complete in accordance with Section  
7 163.3184, F.S. If timely challenged, this amendment shall become effective on the date the state  
8 land planning agency or the Administration Commission enters a final order determining this  
9 adopted amendment to be in compliance with Chapter 163, F.S. No development orders,  
10 development permits, or land uses dependent on this amendment may be issued or commenced  
11 before this plan amendment has become effective.

12           **PASSED AND ADOPTED** this \_\_ day of \_\_\_\_\_, 2016

13  
14  
15  
16

17 This ordinance passed on first reading this \_\_ day of \_\_\_\_\_, 2016.

18

19 This ordinance passed on second reading this \_\_ day of \_\_\_\_\_, 2016.