

1 **ATTACHMENT 2 TO ORDINANCE NO. 0-09-34**

2
3 **Future Land Use Element**

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6 **Objective 3.4 The City shall ensure that services and facilities needed to meet and**
7 **maintain the LOS standards adopted in this Plan are provided.**

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9 Policies 3.4.1 The City shall continue to require of the development facilities
10 needed to serve the development prior to the issuance of any
11 development order.
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13 3.4.2 The latest point in the application process for the determination of
14 concurrency is prior to the approval of an application for a
15 development order or permit which contains a specific plan or
16 development, including the densities and intensities of
17 development.
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19 3.4.3 The City shall continue to require that copies of any applicable,
20 required federal, state, or regional permits shall be submitted prior
21 to issuance of a final development order.
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23 3.4.4 Notwithstanding the state law exemption in dense urban land areas
24 from the state development-of-regional-impact (DRI) review
25 process, as provided in Chapter Law No. 2009-96, Laws of
26 Florida, large developments that trip the DRI threshold shall be
27 required to address their regional impacts, consistent with the
28 City’s coordination policies in the Intergovernmental Coordination
29 and Concurrency Management Elements. This may involve
30 mitigation of impacts on adjacent local government or State
31 facilities as determined in the review process.
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34 **Objective 4.4 Newly annexed lands shall retain land uses as designated by Alachua**
35 **County until the Future Land Use Element of this Plan is amended.**

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37 Policies 4.4.1 Land use amendments shall be prepared for all annexed properties
38 within one year of annexation.
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40 4.4.2 Alachua County LOS standards shall apply until newly annexed
41 lands are given land use designations in this Plan.
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43 4.4.3 Properties that involve a large-scale land use amendment shall be
44 placed in a TCEA zone as part of the large-scale amendment
45 process for the property. This shall be done by simultaneous
46 amendments to the appropriate TCEA maps in the Comprehensive

1 Plan. The City shall provide sufficient Data and Analysis
2 information with the associated Comprehensive Plan amendments
3 to ensure that the City's status as a dense urban land area (DULA)
4 is maintained after annexation.

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6 4.4.4 Properties that involve a small-scale land use amendment shall be
7 placed in a TCEA zone during the next large-scale amendment
8 cycle. During the interim period after obtaining City land use but
9 prior to placement in a TCEA zone, development on property east
10 of I-75 shall provide for and fund mobility needs by meeting the
11 standards and requirements, as set forth in the Comprehensive
12 Plan, of the most physically proximate TCEA zone. Development
13 on property west of I-75 shall meet the standards and requirements,
14 as set forth in the Comprehensive Plan, for Zone D. The City shall
15 provide sufficient Data and Analysis information with the
16 associated Comprehensive Plan amendments to ensure that the
17 City's status as a dense urban land area (DULA) is maintained
18 after annexation.