

**LEGISLATIVE #**

**120309E**

## **Appendix D**

### **Application and Neighborhood Workshop Information**



APPLICATION—CITY PLAN BOARD
Planning & Development Services

OFFICE USE ONLY
Petition No. PB-12-7420N Fee: \$ 2,929.50
1st Step Mtg Date: EZ Fee: \$
Tax Map No. Receipt No.
Account No. 001-670-6710-3401 [ ]
Account No. 001-670-6710-1124 (Enterprise Zone) [ ]
Account No. 001-670-6710-1125 (Enterprise Zone Credit) [ ]

Owner(s) of Record (please print)
Name: See Attached Owner Information
Address: See Attached Owner Information
Phone: See Attached Owner Information
(Additional owners may be listed at end of applic.)

Applicant(s)/Agent(s), if different
Name: Eng, Denman and Associates, Inc
Address: 2404 NW 43rd Street
Gainesville, FL 32606
Phone: 352-373-3541 Fax: 352-373-7249

Note: It is recommended that anyone intending to file a petition for amendments to the future land use map or zoning map atlas, meet with the Department of Community Development prior to filing the petition in order to discuss the proposed amendment and petition process. Failure to answer all questions will result in the application being returned to the applicant.

REQUEST

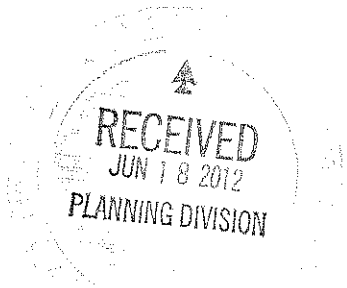
Check applicable request(s) below:

Future Land Use Map [ ] Zoning Map [X] Master Flood Control Map [ ]
Present designation: Present designation: I-1 Other [ ] Specify:
Requested designation: Requested designation: BI

INFORMATION ON PROPERTY

1. Street address: 6600 block of State Road 121
2. Map no(s): N/A 7878-7-0, 7878-7-1 (6/21/12)
3. Tax parcel no(s): 7879-001-0, 7878-0-0, 7878-001-0, 7879-0-0, 7879-068-004, 7879-068-005
4. Size of property: 41 (+/-) acres
All requests for a land use or zoning change for property of less than 3 acres are encouraged to submit a market analysis or assessment, at a minimum, justifying the need for the use and the population to be served. All proposals for property of 3 acres or more must be accompanied by a market analysis report.

Certified Cashier's Receipt:



5. Legal description (attach as separate document, using the following guidelines):

- a. Submit on 8 ½ x 11 in. sheet of paper, separate from any other information.
- b. May not be included as part of a Purchase Agreement, Contract for Sale, Lease Agreement, Transfer of Title, Warranty Deed, Notice of Ad Valorem Taxes, Print-outs from Property Appraiser’s Office, etc.
- c. Must correctly describe the property being submitted for the petition.
- d. Must fully describe directions, distances and angles. Examples are: North 20 deg. West 340 feet (not abbreviated as N 20 deg. W 340’); Right-of-Way (not abbreviated as R/W); Plat Book (not abbreviated as PB); Official Records Book 1, page 32 (not abbreviated as OR 1/32); Section 1, Township 9 South, Range 20 East (not abbreviated as S1-T9S-R20E).

6. **INFORMATION CONCERNING ALL REQUESTS FOR LAND USE AND/OR ZONING CHANGES** (NOTE: *All development associated with rezonings and/or land use changes must meet adopted level of service standards and is subject to applicable concurrency requirements.*)

A. What are the existing surrounding land uses?

**North: Industrial Park**

**South: CSX Railway / US Highway 441**

**East: Industrial Park**

**West: Industrial Park**

B. Are there other properties or vacant buildings within ½ mile of the site that have the proper land use and/or zoning for your intended use of this site?

NO  X

YES \_\_\_\_ If yes, please explain why the other properties cannot accommodate the proposed use?

If the request involves nonresidential development adjacent to existing or future residential, what are the impacts of the proposed use of the property on the following:

Residential streets:

No residential streets are located within the area and therefore, no impacts to this type of street will occur.

Noise and lighting:

The areas for the proposed rezoning are surrounded by existing industrial development with no residential uses in the immediate area and are also fronting a major arterial road (State Road 121).

In addition, the proposed zoning change from I-1 (Industrial) to BI (Business Industrial) will not result in any more intense uses regarding generation of noise and lighting. Therefore, there should be no increase in noise and lighting potential in the area.

D. Will the proposed use of the property be impacted by any creeks, lakes, wetlands, native vegetation, greenways, floodplains, or other environmental factors or by property adjacent to the subject property?

NO \_\_\_ YES X (If yes, please explain below)

Please see Justification Report.

E. Does this request involve either or both of the following?

a. Property in a historic district or property containing historic structures?

NO X YES \_\_\_

b. Property with archaeological resources deemed significant by the State?

NO X YES \_\_\_

F. Which of the following best describes the type of development pattern your development will promote? (please explain the impact of the proposed change on the community):

Redevelopment \_\_\_ Urban Infill X  
Activity Center \_\_\_ Urban Fringe \_\_\_  
Strip Commercial \_\_\_ Traditional Neighborhood \_\_\_

Explanation of how the proposed development will contribute to the community.

**Please see Justification Report.**

G. What are the potential long-term economic benefits (wages, jobs & tax base)?

**Please see Justification Report.**

H. What impact will the proposed change have on level of service standards?

Roadways

**Please see Justification Report.**

Recreation

**Please see Justification Report.**

Water and Wastewater

**Please see Justification Report.**

Solid Waste

**Please see Justification Report.**

Mass Transit

**Please see Justification Report.**

I. Is the location of the proposed site accessible by transit, bikeways or pedestrian facilities?

NO

YES  (please explain)

**State Road 121 currently has dedicated bicycle lanes that abut the areas proposed for rezoning. In addition, RTS Bus Route #8 serves the area with stops located near the intersection of US Highway 441 and NW 34<sup>th</sup> Street S.R. 121).**

CERTIFICATION

The undersigned has read the above application and is familiar with the information submitted. It is agreed and understood that the undersigned will be held responsible for its accuracy. The undersigned hereby attests to the fact that the parcel number(s) and legal description(s) shown in questions 3 and 5 is/are the true and proper identification of the area for which the petition is being submitted. Signatures of all owners or their agent are required on this form. Signatures by other than the owner(s) will be accepted only with notarized proof of authorization by the owner(s).

Owner of Record	
Name:	See Owner Affidavits
Address:	
Phone:	Fax:
Signature:	

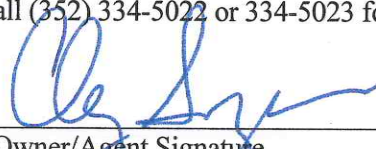
Owner of Record	
Name:	
Address:	
Phone:	Fax:
Signature:	

Owner of Record	
Name:	
Address:	
Phone:	Fax:
Signature:	

Owner of Record	
Name:	
Address:	
Phone:	Fax:
Signature:	

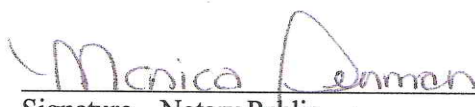
No person submitting an application may rely upon any comment concerning a proposed amendment, or any expression of any nature about the proposal made by any participant, at the pre-application conference as a representation or implication that the proposal will be ultimately approved or rejected in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

To meet with staff to discuss the proposal, please call (352) 334-5022 or 334-5023 for an appointment.

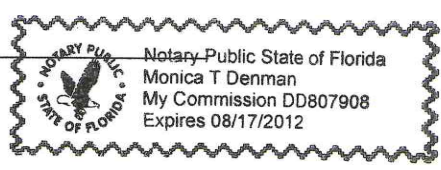
  
 \_\_\_\_\_  
 Owner/Agent Signature  
 6/15/12  
 \_\_\_\_\_  
 Date

STATE OF FLORIDA  
COUNTY OF Alachua

Sworn to and subscribed before me this 15 day of June 2012, by (Name)  
Clay Sweager

  
 \_\_\_\_\_  
 Signature – Notary Public

Personally Known  OR Produced Identification \_\_\_\_\_ (Type)



### Owners of Record

---

1. Tax Parcel: 07879-001-000  
Owner: Access Self Storage SE, LLC  
Attn: Doug Wilcox  
Address: 2152 14<sup>th</sup> Circle North  
St. Petersburg, FL 33713
  
2. Tax Parcel: 07878-007-000  
Owner: Davis M. Rembert, Jr., Trustee  
Address: P.O BOX 729  
Alachua, FL 32616
  
3. Tax Parcel: 07878-007-001  
Owner: Davis M. Rembert, Jr., Trustee  
Address: P.O BOX 729  
Alachua, FL 32616
  
4. Tax Parcel: 07879-000-000  
Owner: Northwest Park, LLC  
Attn: Davis Rembert  
Address: 910 A Third Street, Ste. A  
Neptune Beach, FL 32266
  
5. Tax Parcel: 07879-068-005  
Owner: W.G. Johnson, Jr.  
Address: 2430 NW 73<sup>rd</sup> Place  
Gainesville, FL 32653
  
6. Tax Parcel: 07879-068-004  
Owner: Turkey Creek, Inc.  
Attn: Forest Hope  
Address: 158 Turkey Creek  
Alachua, FL 32615

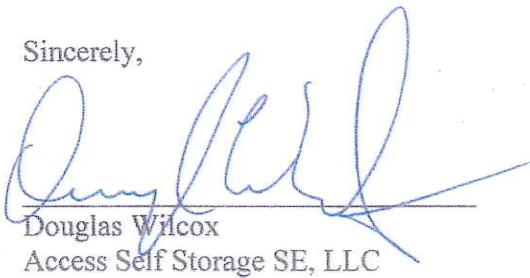


May 29, 2012

To Whom It May Concern:

I, Mr. Douglas Wilcox of Access Self Storage SE, LLC, authorize Eng, Denman & Associates, Inc. to act as my agent in obtaining rezoning approval from the City of Gainesville for tax parcel 07879-001-000 located at 2120 NW 67<sup>th</sup> Place.

Sincerely,

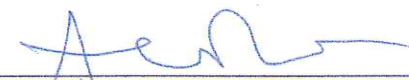
  
Douglas Wilcox  
Access Self Storage SE, LLC

STATE OF FLORIDA  
COUNTY OF Alachua

Sworn to and subscribed before me this 7 day of June, 2012, by Douglas W. Wilcox

Personally Known

Type of Identification Produced \_\_\_\_\_

  
Signature - Notary Public

 Anne Marie Ritter  
COMMISSION # DD029102  
EXPIRES: OCT. 07, 2012  
WWW.AMARNOTARY.COM

May 29, 2012

To Whom It May Concern:

I, Mr. Davis Rembert, authorize Eng, Denman & Associates, Inc. to act as my agent in obtaining rezoning approval from the City of Gainesville for tax parcels 07878-007-000, 07878-007-001 and 07879-000-000 located at the 6600 block of State Road 121.

Sincerely,

*[Handwritten signature of Mr. Davis Rembert]*

Mr. Davis Rembert

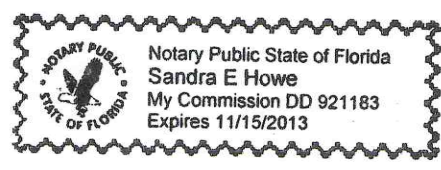
STATE OF FLORIDA  
COUNTY OF Alachua

Sworn to and subscribed before me this 31<sup>st</sup> day of May, 2012, by Davis M. Rembert

Personally Known

Type of Identification Produced \_\_\_\_\_

*[Handwritten signature of Sandra E. Howe]*  
Signature - Notary Public



May 29, 2012

To Whom It May Concern:

I, Mr. W.G Johnson, Jr., authorize Eng, Denman & Associates, Inc. to act as my agent in obtaining rezoning approval from the City of Gainesville for tax parcel 07879-068-005 located at the 6600 block of State Road 121.

Sincerely,

W.G. Johnson, Jr.  
W.G. Johnson, Jr.

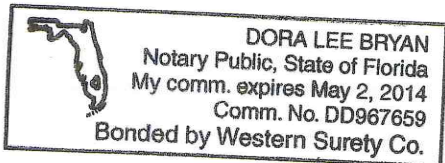
STATE OF FLORIDA  
COUNTY OF Alachua

Sworn to and subscribed before me this 29<sup>th</sup> day of May, 2012, by W G Johnson, Jr.

Personally Known personally known

Type of Identification Produced \_\_\_\_\_

Dora Lee Bryan  
Signature - Notary Public



May 29, 2012

To Whom It May Concern:

I, Mr. Forest Hope of Turkey Creek, Inc., authorize Eng, Denman & Associates, Inc. to act as my agent in obtaining rezoning approval from the City of Gainesville for tax parcel 07879-068-004 located at the 6600 block of State Road 121.

Sincerely,

*N. Forest Hope*  
Turkey Creek, Inc.

STATE OF FLORIDA  
COUNTY OF ALACHUA

Sworn to and subscribed before me this 29 day of MAY, 2012, by \_\_\_\_\_  
N. FOREST HOPE

Personally Known X

Type of Identification Produced \_\_\_\_\_

*B. Thomas Faherty*  
Signature - Notary Public



B. THOMAS FAHERTY  
MY COMMISSION # DD 826716  
EXPIRES: October 27, 2012  
Bonded Thru Budget Notary Services

Search Date: 6/15/2012 at 9:08:59 AM - Data updated: 06/14/12 Parcel: 07879-068-004

<b>Taxpayer:</b> TURKEY CREEK INC	<b>Legal:</b> COM NW COR S 1158.52 FT S 45 DEG E 470.22 FT POB S 45 DEG E 405.14 FT NLY ALG R/W SR 121 ALG CURVE 247.97 FT N 4DEG W ALG R/W 235.04 FT S 85 DEG W 270.81 FT S 3 DEG W 175.62 FT POB OR 1587/684 & OR 1614/1913 A/K/A PARCELA-1
<b>Mailing:</b> 158 TURKEY CRK ALACHUA, FL 32615-9572	
<b>Location:</b> 0 NW 22ND ST Gainesville	
<b>Sec-Twn-Rng:</b> 18-9-20	
<b>Use:</b> VACANT INDUSTRIAL	
<b>Tax Jurisdiction:</b> Gainesville	
<b>Area:</b> NW Industrial	
<b>Subdivision:</b>	

**Assessment History**

\*\* Exempt Amount and Taxable Value History reflect County Amounts. School Board and City Amounts may differ. \*\*

Year	Use	Land	Building	Misc	Total	SOH Deferred	Assessed	Exempt**	Taxable**	Taxes
2011	VACANT INDUSTRIAL	153200	0	0	153200	0	153200	0	153200	3677.15
2010	VACANT INDUSTRIAL	153200	0	0	153200	0	153200	0	153200	3657.96
2009	VACANT INDUSTRIAL	153200	0	0	153200	0	153200	0	153200	3660.97
2008	VACANT INDUSTRIAL	153200	0	0	153200	0	153200	0	153200	3399.6
2007	VACANT INDUSTRIAL	86500	0	0	86500	0	86500	0	86500	1930.52
2006	VACANT INDUSTRIAL	86500	0	0	86500	0	86500	0	86500	2126.53
2005	VACANT INDUSTRIAL	86500	0	0	86500	0	86500	0	86500	2185.18
2004	VACANT INDUSTRIAL	67200	0	0	67200	0	67200	0	67200	1715.14
2003	VACANT INDUSTRIAL	67200	0	0	67200	0	67200	0	67200	1756.47
2002	VACANT INDUSTRIAL	50400	0	0	50400	0	50400	0	50400	1336.68
2001	VACANT INDUSTRIAL	50400	0	0	50400	0	50400	0	50400	1336.57
2000	VACANT INDUSTRIAL	50400	0	0	50400	0	50400	0	50400	1354.83
1999	VACANT INDUSTRIAL	51900	0	0	51900	0	51900	0	51900	1403.88
1998	VACANT INDUSTRIAL	51900	0	0	51900	0	51900	0	51900	1444.3
1997	VACANT INDUSTRIAL	51900	0	0	51900	0	51900	0	51900	1476.06
1996	VACANT INDUSTRIAL	51900	0	0	51900	0	51900	0	51900	1490.71
1995	VACANT INDUSTRIAL	51900	0	0	51900	0	51900	0	51900	1491.97

**Land**

Use	Zoning	Acres
VACANT INDUSTRIAL	II	2.21
<b>2011 Certified Land Value: 153200</b>		

**Sale**

Date	Price	Vacant	Qualified	OR Book	OR Page	Instrument
03/01/1985	100	Yes	No	1587	0683	Warranty Deed

# Alachua County Tax Collector

generated on 6/15/2012 2:28:43 PM EDT

## Tax Record

Last Update: 6/15/2012 2:28:42 PM EDT

### Ad Valorem Taxes and Non-Ad Valorem Assessments

The information contained herein does not constitute a title search and should not be relied on as such.

<b>Account Number</b>		<b>Tax Type</b>		<b>Tax Year</b>	
<b>07879-068-004</b>		<b>REAL ESTATE</b>		<b>2011</b>	
<b>Mailing Address</b>		<b>Physical Address</b>			
TURKEY CREEK INC		0 NW 22ND ST			
158 TURKEY CRK					
ALACHUA FL 32615-9572		<b>GEO Number</b>			
		18-09-20-07879068004			
<b>Exempt Amount</b>		<b>Taxable Value</b>			
<b>See Below</b>		<b>See Below</b>			
<b>Exemption Detail</b>		<b>Millage Code</b>		<b>Escrow Code</b>	
NO EXEMPTIONS		3600			
<b>Legal Description</b>					
0 NW 22ND ST COM NW COR S 1158.52 FT S 45 DEG E 470.22 FT POB S 45 DEG E 405. 14 FT NLY ALG R/W SR 121 ALG CURVE 247.97 FT N 4 DEG W ALG R/ W 235.04 FT S 85 DEG W 270.81 FT S 3 DEG W 175.62 FT POB OR 1587/ 684 & OR 1614/1913 A/K/A PARCEL A-1					
<b>Ad Valorem Taxes</b>					
<b>Taxing Authority</b>	<b>Rate</b>	<b>Assessed Value</b>	<b>Exemption Amount</b>	<b>Taxable Value</b>	<b>Amount</b>
BOARD OF COUNTY COMMISSIONERS					
CNTY GENERAL	8.5956	153,200	0	\$153,200	\$1,316.85
CNTY DEBT LL	0.2500	153,200	0	\$153,200	\$38.30
ALACHUA CNTY LIBRARY DISTRICT					
LIBRARY GENERAL	1.3638	153,200	0	\$153,200	\$208.93
LIBRARY BONDS	0.1152	153,200	0	\$153,200	\$17.65
SCHOOL BOARD OF ALACHUA COUNTY					
SCHL GENERAL	5.4540	153,200	0	\$153,200	\$835.55
SCHL DISCRNRY & CN	0.7480	153,200	0	\$153,200	\$114.59
SCHL BOND 5	0.3900	153,200	0	\$153,200	\$59.75
SCHOOL VOTED	1.0000	153,200	0	\$153,200	\$153.20
SCHL CAP27 PROJECT	1.5000	153,200	0	\$153,200	\$229.80
ST JOHNS RIVER WATER MGT DISTR	0.3313	153,200	0	\$153,200	\$50.76
CITY OF GAINESVILLE	4.2544	153,200	0	\$153,200	\$651.77
<b>Total Millage</b>		<b>24.0023</b>	<b>Total Taxes</b>		<b>\$3,677.15</b>
<b>Non-Ad Valorem Assessments</b>					
<b>Code</b>	<b>Levying Authority</b>				<b>Amount</b>
<b>Total Assessments</b>					<b>\$0.00</b>

Taxes & Assessments		\$3,677.15
If Paid By	Amount Due	
	\$0.00	

Date Paid	Transaction	Receipt	Year	Amount Paid
11/21/2011	PAYMENT	1009374.0005	2011	\$3,530.06

Prior Year Taxes Due	
NO DELINQUENT TAXES	

## LEGAL DESCRIPTION

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**PARCEL NUMBER: 07879-068-004**

Being a portion of Section 18, Township 9 South, Range 20 East, Alachua County, Florida, more particularly as follows:

Commence at the Northwest corner of said Section 18; thence South  $00^{\circ}00'31''$  East, along the West line of said Section 18, for 1158.52 feet to a point on the next described line; thence South  $45^{\circ}30'40''$  East, along the Northeasterly City of Gainesville right-of-way as recorded in Official Records Book 634 at Pages 164 and 165 of the Public Records of Alachua County, Florida, for 470.22 feet to the POINT OF BEGINNING; thence continue South  $45^{\circ}30'40''$  East, along the last described course, for 405.14 feet to a point on the next described curve; thence Northerly along a curve, concave Westerly, having a radius of 247.47 feet to a Point of Tangency; thence North  $04^{\circ}36'30''$  West for 579.00 feet to a Point of Curvature (the last two courses being along the Westerly right-of-way line of SR 121); thence Northwesterly along a curve, concave Southwesterly, having a radius of 25.00 feet, a central angle of  $23^{\circ}34'41''$  and an arc distance of 10.29 feet; thence South  $85^{\circ}23'30''$  West for 222.91 feet; thence South  $02^{\circ}46'00''$  West for 532.53 feet to the POINT OF BEGINNING, lying and being in Alachua County, Florida, containing 4.22 acres, more or less.

### LESS THAN

Commence at the northwest corner of said Section 18; thence South  $00^{\circ}00'31''$  East, along the west line of said Section 18, for 1158.52 feet to a point on the next described line; thence South  $45^{\circ}30'40''$  East, along the Northeasterly City of Gainesville right-of-way as recorded in Official Records Book 634 at Pages 164 and 165 of the Public Records of Alachua County, Florida, for 470.22; thence North  $02^{\circ}46'00''$  East, 175.62 feet, to the Point of Beginning; thence continue North  $02^{\circ}46'00''$  East, 250.11 feet; thence North  $12^{\circ}49'53''$  East, 143.44 feet; thence South  $74^{\circ}13'26''$  East, 71.89 feet; thence South  $80^{\circ}17'59''$  East, 9.47 feet; thence North  $86^{\circ}16'30''$  East, 9.96 feet; thence North  $79^{\circ}52'28''$  East, 95.38 feet to a point lying on the arc of a curve concave southwesterly and having a radius of 25.00 feet; thence southeasterly along the arc of said curve through a central angle of  $64^{\circ}32'23''$ , an arc distance of 28.16 feet to the end of said curve and the westerly right-of-way line of State Road No. 121, said arc being subtended by a chord having a bearing and distance of South  $36^{\circ}52'41''$  East, 26.70 feet; thence South  $04^{\circ}36'30''$  East, along said right-of-way line, 343.96 feet; thence South  $85^{\circ}23'30''$  West, 270.81 feet to the Point of Beginning, containing 89,057.35 Square Feet; 2.04 acres, more or less.



Search Date: 6/15/2012 at 8:57:46 AM - Data updated: 06/14/12 Parcel: 07879-001-000

<b>Taxpayer:</b> ACCESS SELF STORAGE SE LLC	<b>Legal:</b> COM NW COR SEC E ALONG N LINE SEC 630.43FT POB CONT E ALONG N LINE 437.05 FT S 525 FT W 371.22 FT NWLY ALONG A CURVE33.89 FT TO E R/W SR-121 N ALONG SAID R/W 503.69 FT TO POB OR 2214/0737 OR 2266/1457
<b>Mailing:</b> 2152 14TH CIR NORTH ST PETERSBURG, FL 33713	
<b>Location:</b> 2120 NW 67TH PL Gainesville	
<b>Sec-Twn-Rng:</b> 18-9-20	
<b>Use:</b> WAREH/DIST TERM	
<b>Tax Jurisdiction:</b> Gainesville	
<b>Area:</b> NW Industrial	
<b>Subdivision:</b>	

**Assessment History**

\*\* Exempt Amount and Taxable Value History reflect County Amounts. School Board and City Amounts may differ. \*\*

Year	Use	Land	Building	Misc	Total	SOH Deferred	Assessed	Exempt**	Taxable**	Taxes
2011	WAREH/DIST TERM	389300	1485300	0	1874600	0	1874600	0	1874600	45081.14
2010	WAREH/DIST TERM	389300	1485300	0	1874600	0	1874600	0	1874600	44772
2009	WAREH/DIST TERM	389300	1232900	0	1622200	0	1622200	0	1622200	38778.52
2008	WAREH/DIST TERM	194700	1390200	0	1584900	0	1584900	0	1584900	35181.91
2007	WAREH/DIST TERM	122500	1462400	0	1584900	0	1584900	0	1584900	35383.93
2006	WAREH/DIST TERM	81700	1000000	0	1081700	0	1081700	0	1081700	26606.91
2005	WAREH/DIST TERM	81700	997400	0	1079100	0	1079100	0	1079100	27274.31
2004	WAREH/DIST TERM	70800	1003200	0	1074000	0	1074000	0	1074000	27425.49
2003	WAREH/DIST TERM	70800	815500	0	886300	0	886300	0	886300	23180.82
2002	WAREH/DIST TERM	70800	815500	0	886300	0	886300	0	886300	23519.24
2001	WAREH/DIST TERM	54500	829700	0	884200	0	884200	0	884200	23459.86
2000	VACANT INDUSTRIAL	54500	0	0	54500	0	54500	0	54500	1465.05
1999	VACANT INDUSTRIAL	54500	0	0	54500	0	54500	0	54500	1474.2
1998	VACANT INDUSTRIAL	54500	0	0	54500	0	54500	0	54500	1516.65
1997	VACANT INDUSTRIAL	108900	0	0	108900	0	108900	0	108900	3097.15
1996	VACANT INDUSTRIAL	108900	0	0	108900	0	108900	0	108900	3127.87
1995	VACANT INDUSTRIAL	108900	0	0	108900	0	108900	0	108900	3130.52

**Land**

Use	Zoning	Acres
WAREHOUSE	I1	5
<b>2011 Certified Land Value: 389300</b>		

**Building**

<b>Actual Year Built</b> 2000 <b>Effective Year Built</b> 2000 <b>Use:</b> WRHSE MINI <b>Bedrooms:</b> 0 <b>Baths:</b> 0 <b>Stories:</b> 1 <b>Exterior Wall:</b> PREFINISHED MTL <b>AC:</b> NONE <b>Heating:</b> NONE	<b>Area Type</b> Square Footage BASE AREA (BAS) 3300 <b>Heated Area: 3300 Total Area: 3300</b>
<b>Actual Year Built</b> 2000 <b>Effective Year Built</b> 2000 <b>Use:</b> WRHSE MINI <b>Bedrooms:</b> 0 <b>Baths:</b> 0 <b>Stories:</b> 1 <b>Exterior Wall:</b> PREFINISHED MTL	<b>Area Type</b> Square Footage BASE AREA (BAS) 4800 <b>Heated Area: 4800 Total Area: 4800</b>

<p>AC: NONE Heating: NONE</p>	
<p>Actual Year Built 2000 Effective Year Built 2000 Use: WRHSE MINI Bedrooms: 0 Baths: 0 Stories: 1 Exterior Wall: PREFINISHED MTL AC: NONE Heating: NONE</p>	<p>Area Type Square Footage BASE AREA (BAS) 3600 Heated Area: 3600 Total Area: 3600</p>
<p>Actual Year Built 2000 Effective Year Built 2000 Use: WRHSE MINI Bedrooms: 0 Baths: 0 Stories: 1 Exterior Wall: PREFINISHED MTL AC: NONE Heating: NONE</p>	<p>Area Type Square Footage BASE AREA (BAS) 5250 Heated Area: 5250 Total Area: 5250</p>
<p>Actual Year Built 2000 Effective Year Built 2000 Use: WRHSE MINI Bedrooms: 0 Baths: 0 Stories: 1 Exterior Wall: PREFINISHED MTL AC: NONE Heating: NONE</p>	<p>Area Type Square Footage BASE AREA (BAS) 9600 Heated Area: 9600 Total Area: 9600</p>
<p>Actual Year Built 2000 Effective Year Built 2000 Use: WRHSE MINI Bedrooms: 0 Baths: 0 Stories: 1 Exterior Wall: CONCRETE BLOCK AC: ROOF TOP AIR Heating: FORCED AIR DUCT</p>	<p>Area Type Square Footage BASE AREA (BAS) 16200 Heated Area: 16200 Total Area: 16200</p>
<p>Actual Year Built 2000 Effective Year Built 2000 Use: WRHSE MINI Bedrooms: 0 Baths: 0 Stories: 1 Exterior Wall: PREFINISHED MTL AC: CENTRAL AIR Heating: FORCED AIR DUCT</p>	<p>Area Type Square Footage BASE AREA (BAS) 2300 SERVICE DISPLAY AREA (SDA) 3475 CANOPY (CAN) 25 Heated Area: 5775 Total Area: 5800</p>
<p>Actual Year Built 1998 Effective Year Built 1998 Use: WRHSE MINI Bedrooms: 0 Baths: 4 Stories: 1 Exterior Wall: CONCRETE BLOCK AC: CENTRAL AIR Heating: FORCED AIR DUCT</p>	<p>Area Type Square Footage BASE AREA (BAS) 10740 AVERAGE OFFICE (AOF) 460 Heated Area: 11200 Total Area: 11200</p>

Actual Year Built 1998 Effective Year Built 1998 Use: WRHSE MINI Bedrooms: 0 Baths: 0 Stories: 1 Exterior Wall: PREFINISHED MTL AC: NONE Heating: NONE	Area Type BASE AREA (BAS)  Square Footage 3600 Heated Area: 3600 Total Area: 3600
Actual Year Built 1998 Effective Year Built 1998 Use: WRHSE MINI Bedrooms: 0 Baths: 1 Stories: 1 Exterior Wall: PREFINISHED MTL AC: NONE Heating: NONE	Area Type BASE AREA (BAS)  Square Footage 3540 Heated Area: 3540 Total Area: 3540
Actual Year Built 1999 Effective Year Built 1999 Use: WRHSE MINI Bedrooms: 0 Baths: 0 Stories: 1 Exterior Wall: PREFINISHED MTL AC: NONE Heating: NONE	Area Type BASE AREA (BAS)  Square Footage 3600 Heated Area: 3600 Total Area: 3600
Actual Year Built 1999 Effective Year Built 1999 Use: WRHSE MINI Bedrooms: 0 Baths: 0 Stories: 1 Exterior Wall: PREFINISHED MTL AC: NONE Heating: NONE	Area Type BASE AREA (BAS)  Square Footage 3600 Heated Area: 3600 Total Area: 3600
Actual Year Built 1999 Effective Year Built 1999 Use: WRHSE MINI Bedrooms: 0 Baths: 0 Stories: 1 Exterior Wall: PREFINISHED MTL AC: NONE Heating: NONE	Area Type BASE AREA (BAS)  Square Footage 7200 Heated Area: 7200 Total Area: 7200
2011 Certified Building Value: 1485300	

Miscellaneous

Description	Units
PAVING 1	50329
GATE EL OP	1
FENCE CL	1728
GUTTER	400
PAVING 1	32595
FENCE CB	252
FENCE CL	4800

GUTTER	478
GATE EL OP	1
SPR SYSTEM	1
PAVING 1	12720
<b>2011 Certified Miscellaneous Value: 0</b>	

Sale

Date	Price	Vacant	Qualified	OR Book	OR Page	Instrument
09/12/2009	100	No	No	3909	1726	Quitclaim Deed
12/01/1999	65000	Yes	Yes	2266	1457	Warranty Deed
12/30/1998	574000	No	Yes	2214	0737	Deed
03/30/1998	65000	Yes	Yes	2161	0246	Warranty Deed
03/10/1998	70000	Yes	Yes	2157	1205	Warranty Deed
10/24/1997	100	Yes	No	2137	2241	Warranty Deed
09/16/1997	55000	Yes	Yes	2137	1014	Warranty Deed
11/01/1986	100	Yes	No	1652	1736	Deed
09/01/1981	64000	Yes	Yes	1234	0712	Warranty Deed
02/01/1979	50000	Yes	No	1188	0684	Warranty Deed

# Alachua County Tax Collector

generated on 6/15/2012 2:29:47 PM EDT

## Tax Record

Last Update: 6/15/2012 2:29:46 PM EDT

### Ad Valorem Taxes and Non-Ad Valorem Assessments

The information contained herein does not constitute a title search and should not be relied on as such.

<b>Account Number</b>		<b>Tax Type</b>		<b>Tax Year</b>	
<b>07879-001-000</b>		<b>REAL ESTATE</b>		<b>2011</b>	
<b>Mailing Address</b>			<b>Physical Address</b>		
ACCESS SELF STORAGE SE LLC 2152 14TH CIR NORTH ST PETERSBURG FL 33713			2120 NW 67TH PL		
			<b>GEO Number</b>		
			18-09-20-07879001000		
<b>Exempt Amount</b>		<b>Taxable Value</b>			
<b>See Below</b>		<b>See Below</b>			
<b>Exemption Detail</b>		<b>Millage Code</b>		<b>Escrow Code</b>	
NO EXEMPTIONS		3600			
<b>Legal Description</b>					
2120 NW 67TH PL COM NW COR SEC E ALONG N LINE SEC 630.43 FT POB CONT E ALONG N LINE 437.05 FT S 525 FT W 371.22 FT NWLY ALONG A CURVE 33.89 FT TO E R/W SR-121 N ALONG SAID R/W 503.69 FT TO POB OR 2214/0737 OR 2266/1457					
<b>Ad Valorem Taxes</b>					
<b>Taxing Authority</b>	<b>Rate</b>	<b>Assessed Value</b>	<b>Exemption Amount</b>	<b>Taxable Value</b>	<b>Amount</b>
BOARD OF COUNTY COMMISSIONERS					
CNTY GENERAL	8.5956	1,874,600	0	\$1,874,600	\$16,113.31
CNTY DEBT LL	0.2500	1,874,600	0	\$1,874,600	\$468.65
ALACHUA CNTY LIBRARY DISTRICT					
LIBRARY GENERAL	1.3638	1,874,600	0	\$1,874,600	\$2,556.58
LIBRARY BONDS	0.1152	1,874,600	0	\$1,874,600	\$215.95
SCHOOL BOARD OF ALACHUA COUNTY					
SCHL GENERAL	5.4540	1,874,600	0	\$1,874,600	\$10,224.07
SCHL DISCRNRY & CN	0.7480	1,874,600	0	\$1,874,600	\$1,402.20
SCHL BOND 5	0.3900	1,874,600	0	\$1,874,600	\$731.09
SCHOOL VOTED	1.0000	1,874,600	0	\$1,874,600	\$1,874.60
SCHL CAP27 PROJECT	1.5000	1,874,600	0	\$1,874,600	\$2,811.90
ST JOHNS RIVER WATER MGT DISTR	0.3313	1,874,600	0	\$1,874,600	\$621.05
CITY OF GAINESVILLE	4.2544	1,874,600	0	\$1,874,600	\$7,975.30
<b>Total Millage</b>		<b>24.0023</b>	<b>Total Taxes</b>		<b>\$44,994.70</b>
<b>Non-Ad Valorem Assessments</b>					
<b>Code</b>	<b>Levying Authority</b>				<b>Amount</b>
R803	SOLID WASTE MANAGEMENT				\$86.44
T360	GAINESVILLE FIRE ASSESSMENT				\$4,457.54
<b>Total Assessments</b>					<b>\$4,543.98</b>

Taxes & Assessments		\$49,538.68
If Paid By	Amount Due	
	<b>\$0.00</b>	

Date Paid	Transaction	Receipt	Year	Amount Paid
11/30/2011	PAYMENT	3020336.0001	2011	\$47,557.13

Prior Year Taxes Due	
NO DELINQUENT TAXES	

## LEGAL DESCRIPTION

PARCEL NUMBER: 07879-001-000

Commence at the Northwest corner of Section Eighteen (18), Township Nine (9), Range Twenty (20) East, and run South 89 degrees, 56 minutes, 58 seconds East along the north line of said Section 18, 630.43 feet to the Point of Beginning; thence continue South 89 degrees, 56 minutes, 58 seconds East along said North line 437.05 feet; thence run South 00 degrees, 03 minutes, 02 seconds West, 525.00 feet; thence run North 89 degrees, 56 minutes, 58 seconds West 371.22 feet; thence run Northwesterly along a curve concave Northeasterly, said curve having a central angle of 85 degrees, 20 minutes, 28 seconds, a radius of 25 feet, an arc of 37.24 feet and a chord bearing and distance of North 47 degrees, 16 minutes, 44 seconds West and 33.89 feet to the Easterly right of way line of State Road 121; thence run North 04 degrees, 36 minutes, 30 seconds West along said Easterly right of way line 503.69 feet to the Point of Beginning; as described in O.R. Book 1652, page 1736 of the Public Records of Alachua County, Florida, . LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCEL HERETOFORE CONVEYED TO GRANTEE

HEREIN. Commence at the Northwest corner of the aforementioned Section 18, Township 9 South, Range 20 East for the Point of Reference and run South 89 degrees, 56 minutes, 58 seconds East, along the North line of Section 18, a distance of 630.43 feet to a concrete monument at the Northwest corner of that certain parcel of land as described in Official Records Book 1652, page 1736 of the Public Records of Alachua County, Florida, and the True Point of Beginning, said parcel of land being hereinafter referred to as the "Parent Tract", thence continue South 89 degrees, 56 minutes, 58 seconds East, along the north line of said Section 18 and the North line of the "Parent Tract", a distance of 229.52 feet to a steel rod and cap; thence run South 00 degrees, 02 minutes, 38 seconds West, a distance of 525.25 feet to a steel rod and cap on the South line of said "Parent Tract"; thence run North 89 degrees, 59 minutes, 22 seconds West, along said South line of the "Parent Tract" and along the North right of way line of N.W. 67th Place (80 foot right of way), a distance of 163.52 feet to a concrete monument at the beginning of a curve concave Northeasterly, said curve having a radius of 25.00 feet; thence run Northwesterly, along said curve and along said South line of the "Parent Tract", through an arc angle of 85 degrees, 38 minutes, 55 seconds, an arc distance of 37.37 feet (chord bearing and distance of North 47 degrees, 20 minutes, 24 seconds West, 33.99 feet respectively) to a concrete monument at the end of said curve; thence run North 04 degrees 37 minutes, 17 seconds West, along the West line of said "Parent Tract" and along the Easterly right of way line of State Road No. 121 (120 feet right of way), a distance of 504.03 feet to the True Point of Beginning.

Search Date: 6/15/2012 at 9:00:54 AM - Data updated: 06/14/12 Parcel: 07878-007-000

<b>Taxpayer:</b>	REMBERT DAVIS M JR TRUSTEE	<b>Legal:</b>	NORTHWEST INDUSTRIAL PARK UNIT 1 PB K-12LOT 7 LESS THE ELY 412.5 FT PER OR 2190/1038) OR 1970/1569 & OR 2146/2208
<b>Mailing:</b>	PO BOX 729 ALACHUA, FL 32616-0729		
<b>Location:</b>	2121 NW 67TH PL Gainesville		
<b>Sec-Twn-Rng:</b>	18-9-20		
<b>Use:</b>	TMBR SI 90+		
<b>Tax Jurisdiction:</b>	Gainesville		
<b>Area:</b>	NW Industrial		
<b>Subdivision:</b>			

**Assessment History**

\*\* Exempt Amount and Taxable Value History reflect County Amounts. School Board and City Amounts may differ. \*\*

Year	Use	Land	Building	Misc	Total	SOH Deferred	Assessed	Exempt**	Taxable**	Taxes
2011	TMBR SI 90+	1100	0	0	1100	0	1100	0	1100	26.41
2010	VACANT COMM	257500	0	0	257500	0	257500	0	257500	6148.37
2009	VACANT COMM	257500	0	0	257500	0	257500	0	257500	6153.43
2008	VACANT COMM	257500	0	0	257500	0	257500	0	257500	5714.09
2007	VACANT COMM	182600	0	0	182600	0	182600	0	182600	4075.27
2006	VACANT COMM	121800	0	0	121800	0	121800	0	121800	2994.35
2005	VACANT COMM	121800	0	0	121800	0	121800	0	121800	3076.93
2004	VACANT COMM	121800	0	0	121800	0	121800	0	121800	3108.69
2003	VACANT COMM	121800	0	0	121800	0	121800	0	121800	3183.6
2002	VACANT COMM	103500	0	0	103500	0	103500	0	103500	2744.98
2001	VACANT COMM	84300	0	0	84300	0	84300	0	84300	2235.6
2000	VACANT COMM	84300	0	0	84300	0	84300	0	84300	2266.12
1999	VACANT COMM	84300	0	0	84300	0	84300	0	84300	2280.29
1998	VACANT INDUSTRIAL	163400	0	0	163400	0	163400	0	163400	4547.15
1997	VACANT INDUSTRIAL	163400	0	0	163400	0	163400	0	163400	4647.15
1996	VACANT INDUSTRIAL	163400	0	0	163400	0	163400	0	163400	4693.24
1995	VACANT INDUSTRIAL	163400	0	0	163400	0	163400	0	163400	4697.21

**Land**

Use	Zoning	Acres
TIMBER 1	I1	4.3
<b>2011 Certified Land Value: 1100</b>		

**Sale**

Date	Price	Vacant	Qualified	OR Book	OR Page	Instrument
11/07/1997	100	No	No	2146	2208	Mult Sale
03/21/1994	100	Yes	No	1958	0571	Quitclaim Deed
03/21/1994	100	Yes	No	1970	1569	Quitclaim Deed
12/14/1993	175000	Yes	No	1945	1899	Special Warranty Deed
05/04/1993	185000	Yes	No	1906	2794	Special Warranty Deed
06/12/1989	237500	Yes	No	1739	1706	Warranty Deed
08/19/1988	212000	Yes	No	1709	0426	Certificate for Title
12/01/1979	190000	No	No	1255	0507	Warranty Deed
06/01/1979	36500	Yes	No	1215	0171	Warranty Deed



# Alachua County Tax Collector

generated on 6/15/2012 9:01:23 AM EDT

## Tax Record

Last Update: 6/15/2012 9:01:22 AM EDT

### Ad Valorem Taxes and Non-Ad Valorem Assessments

The information contained herein does not constitute a title search and should not be relied on as such.

<b>Account Number</b>		<b>Tax Type</b>		<b>Tax Year</b>	
<b>07878-007-000</b>		<b>REAL ESTATE</b>		<b>2011</b>	
<b>Mailing Address</b>		<b>Physical Address</b>			
REMBERT DAVIS M JR TRUSTEE PO BOX 729 ALACHUA FL 32616-0729		2121 NW 67TH PL			
		<b>GEO Number</b>			
		18-09-20-07878007000			
<b>Exempt Amount</b>		<b>Taxable Value</b>			
<b>See Below</b>		<b>See Below</b>			
<b>Exemption Detail</b>		<b>Millage Code</b>		<b>Escrow Code</b>	
NO EXEMPTIONS		3600		999	
<b>Legal Description</b>					
2121 NW 67TH PL NORTHWEST INDUSTRIAL PARK UNIT 1 PB K-12 LOT 7 LESS THE ELY 412.5 FT PER OR 2190/ 1038) OR 1970/ 1569 & OR 2146/2208					
<b>Ad Valorem Taxes</b>					
<b>Taxing Authority</b>	<b>Rate</b>	<b>Assessed Value</b>	<b>Exemption Amount</b>	<b>Taxable Value</b>	<b>Amount</b>
BOARD OF COUNTY COMMISSIONERS					
CNTY GENERAL	8.5956	1,100	0	\$1,100	\$9.46
CNTY DEBT LL	0.2500	1,100	0	\$1,100	\$0.28
ALACHUA CNTY LIBRARY DISTRICT					
LIBRARY GENERAL	1.3638	1,100	0	\$1,100	\$1.50
LIBRARY BONDS	0.1152	1,100	0	\$1,100	\$0.13
SCHOOL BOARD OF ALACHUA COUNTY					
SCHL GENERAL	5.4540	1,100	0	\$1,100	\$6.00
SCHL DISCRNRY & CN	0.7480	1,100	0	\$1,100	\$0.82
SCHL BOND 5	0.3900	1,100	0	\$1,100	\$0.43
SCHOOL VOTED	1.0000	1,100	0	\$1,100	\$1.10
SCHL CAP27 PROJECT	1.5000	1,100	0	\$1,100	\$1.65
ST JOHNS RIVER WATER MGT DISTR	0.3313	1,100	0	\$1,100	\$0.36
CITY OF GAINESVILLE	4.2544	1,100	0	\$1,100	\$4.68
<b>Total Millage</b>		24.0023	<b>Total Taxes</b>		\$26.41
<b>Non-Ad Valorem Assessments</b>					
<b>Code</b>	<b>Levying Authority</b>				<b>Amount</b>
<b>Total Assessments</b>					\$0.00

Taxes & Assessments		\$26.41
If Paid By	Amount Due	
	<b>\$0.00</b>	

Date Paid	Transaction	Receipt	Year	Amount Paid
11/15/2011	PAYMENT	1005890.0001	2011	\$25.35

Prior Year Taxes Due	
NO DELINQUENT TAXES	

**LEGAL DESCRIPTION**

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**PARCEL NUMBER:       07878-007-000**

Lot 7 of Northwest Industrial Park, Unit 1, as per plat thereof recorded in Plat Book "K", at Page 12 of the Public Records of Alachua County, Florida

**LESS THAN**

The easterly 412.5 feet of Lot 7, Northwest Industrial Park, Unit 1, as per plat recorded in Plat Book K, page 12 of the Public Records of Alachua County, Florida, which parcel has dimensions of 412.50 feet on each side and approximately 601.99 feet across, comprising 5.7 acres more or less.

Search Date: 6/15/2012 at 9:03:21 AM - Data updated: 06/14/12 Parcel: 07878-007-001

<b>Taxpayer:</b>	REMBERT DAVIS M JR TRUSTEE	<b>Legal:</b>	NORTHWEST INDUSTRIAL PARK UNIT 1 PB K-12E 412.5 FT OF LOT 7 OR 2198/1688
<b>Mailing:</b>	PO BOX 729 ALACHUA, FL 32616-0729		
<b>Location:</b>	2121 NW 67TH PL Gainesville		
<b>Sec-Twn-Rng:</b>	18-9-20		
<b>Use:</b>	WAREH/DIST TERM		
<b>Tax Jurisdiction:</b>	Gainesville		
<b>Area:</b>	NW Industrial > 5 AC		
<b>Subdivision:</b>			

**Assessment History**

\*\* Exempt Amount and Taxable Value History reflect County Amounts. School Board and City Amounts may differ. \*\*

Year	Use	Land	Building	Misc	Total	SOH Deferred	Assessed	Exempt**	Taxable**	Taxes
2011	WAREH/DIST TERM	124300	2022300	174200	2320800	0	2320800	0	2320800	55790.98
2010	WAREH/DIST TERM	124300	2068300	183400	2376000	0	2376000	0	2376000	56805.11
2009	WAREH/DIST TERM	124300	3136900	192800	3454000	0	3454000	0	3454000	82620.28
2008	WAREH/DIST TERM	99700	3455300	204400	3759400	0	3759400	0	3759400	83496.71
2007	WAREH/DIST TERM	298600	2801700	215900	3316200	0	3316200	0	3316200	74084.91
2006	WAREH/DIST TERM	161400	2180700	227300	2569400	0	2569400	0	2569400	63253.58
2005	WAREH/DIST TERM	161400	2070900	239100	2471400	0	2471400	0	2471400	62517.58
2004	WAREH/DIST TERM	161400	1905900	163800	2231100	0	2231100	0	2231100	57028.9
2003	WAREH/DIST TERM	161400	1698500	171000	2030900	0	2030900	0	2030900	53173.86
2002	WAREH/DIST TERM	129100	1613600	178100	1920800	0	1920800	0	1920800	51023.27
2001	WAREH/DIST TERM	111700	1595300	185400	1892400	0	1892400	0	1892400	50254.88
2000	WAREH/DIST TERM	111700	1576400	192500	1880600	0	1880600	0	1880600	50612.76
1999	WAREH/DIST TERM	111700	1742000	190200	2043900	0	2043900	0	2043900	55286.68

**Land**

Use	Zoning	Acres
WAREHOUSE	I1	5.7
<b>2011 Certified Land Value: 124300</b>		

**Building**

<b>Actual Year Built</b>	1998	<b>Area Type</b>	<b>Square Footage</b>
<b>Effective Year Built</b>	1998	AVERAGE OFFICE (AOF)	900
<b>Use:</b>	WRHSE DISTRIB.	BASE AREA (BAS)	94220
<b>Bedrooms:</b>	0	<b>Heated Area: 95120 Total Area: 95120</b>	
<b>Baths:</b>	3.5		
<b>Stories:</b>	1		
<b>Exterior Wall:</b>	PRECAST PANEL		
<b>AC:</b>	NONE		
<b>Heating:</b>	NONE		
<b>2011 Certified Building Value: 2022300</b>			

**Miscellaneous**

Description	Units
RAMP	374
GUTTER	656
PAVING 1	36960
STG 2	180
SPR SYSTEM	1

RAMP	360
FIRE PRO/COMM-INTERIOR	95120
PARTITION	1386
CP 1	480
<b>2011 Certified Miscellaneous Value: 174200</b>	

Sale

Date	Price	Vacant	Qualified	OR Book	OR Page	Instrument
10/27/1998	1816800	No	No	2198	1688	Warranty Deed
06/15/1998	120300	Yes	Yes	2190	1038	Warranty Deed

# Alachua County Tax Collector

generated on 6/15/2012 9:03:48 AM EDT

## Tax Record

Last Update: 6/15/2012 9:03:47 AM EDT

### Ad Valorem Taxes and Non-Ad Valorem Assessments

The information contained herein does not constitute a title search and should not be relied on as such.

Account Number	Tax Type	Tax Year			
<b>07878-007-001</b>	<b>REAL ESTATE</b>	<b>2012</b>			
<b>Mailing Address</b>		<b>Physical Address</b>			
REMBERT DAVIS M JR TRUSTEE PO BOX 729 ALACHUA FL 32616-0729		2121 NW 67TH PL			
		<b>GEO Number</b>			
		18-09-20-07878007001			
<b>Exempt Amount</b>	<b>Taxable Value</b>				
<b>See Below</b>	<b>See Below</b>				
<b>Exemption Detail</b>	<b>Millage Code</b>	<b>Escrow Code</b>			
NO EXEMPTIONS	3600	999			
<b>Legal Description</b>					
2121 NW 67TH PL NORTHWEST INDUSTRIAL PARK UNIT 1 PB K-12 E 412.5 FT OF LOT 7 OR 2198/1688					
<b>Ad Valorem Taxes</b>					
<b>Taxing Authority</b>	<b>Rate</b>	<b>Assessed Value</b>	<b>Exemption Amount</b>	<b>Taxable Value</b>	<b>Amount</b>
BOARD OF COUNTY COMMISSIONERS					
CNTY GENERAL	8.5956	2,320,800	0	\$2,320,800	\$19,948.67
CNTY DEBT LL	0.2500	2,320,800	0	\$2,320,800	\$580.20
ALACHUA CNTY LIBRARY DISTRICT					
LIBRARY GENERAL	1.3638	2,320,800	0	\$2,320,800	\$3,165.11
LIBRARY BONDS	0.1152	2,320,800	0	\$2,320,800	\$267.36
SCHOOL BOARD OF ALACHUA COUNTY					
SCHL GENERAL	5.4540	2,320,800	0	\$2,320,800	\$12,657.64
SCHL DISCRNRY & CN	0.7480	2,320,800	0	\$2,320,800	\$1,735.96
SCHL BOND 5	0.3900	2,320,800	0	\$2,320,800	\$905.11
SCHOOL VOTED	1.0000	2,320,800	0	\$2,320,800	\$2,320.80
SCHL CAP27 PROJECT	1.5000	2,320,800	0	\$2,320,800	\$3,481.20
ST JOHNS RIVER WATER MGT DISTR	0.3313	2,320,800	0	\$2,320,800	\$768.88
CITY OF GAINESVILLE	4.2544	2,320,800	0	\$2,320,800	\$9,873.61
<b>Total Millage</b>		24.0023	<b>Total Taxes</b>		\$55,704.54
<b>Non-Ad Valorem Assessments</b>					
<b>Code</b>	<b>Levying Authority</b>				<b>Amount</b>
R803	SOLID WASTE MANAGEMENT				\$86.44
T360	GAINESVILLE FIRE ASSESSMENT				\$1,440.13
<b>Total Assessments</b>					\$1,526.57

Taxes & Assessments		\$57,231.11
<b>If Paid By</b>	<b>Amount Due</b>	
<b>6/30/2012</b>	<b>\$13,449.31</b>	
7/31/2012	\$15,023.17	

<b>Prior Year Taxes Due</b>	
NO DELINQUENT TAXES	

**This account currently uses the Installment method for payment. Please contact the Tax Department at (352) 374-5236 for proper pay off of taxes.**

**LEGAL DESCRIPTION**

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**PARCEL NUMBER:**       **07878-007-001**

The easterly 412.5 feet of Lot 7, Northwest Industrial Park, Unit 1, as per plat recorded in Plat Book K, page 12 of the Public Records of Alachua County, Florida, which parcel has dimensions of 412.50 feet on each side and approximately 601.99 feet across, comprising 5.7 acres more or less.



Search Date: 6/15/2012 at 9:05:09 AM - Data updated: 06/14/12 Parcel: 07879-000-000

<b>Taxpayer:</b>	NORTHWEST PARK LLC	<b>Legal:</b>	COM NW COR SEC E 630.43 FT TO E R/W SR-121 S 4 DEG E ALG R/W 1208.99 FT POB E 933.93 FT M/L S 684.96 FT W 45.48FT M/L S 45 DEG E 1039.35 FT M/L S 44 DEG W 80 FT N 45 DEG W 1039.35 FT S 37 DEG W 623.55 FT TO NELY RR R/W NWLYALG R/W 593.06 FT M/L TO E R/2 SR-121 NLY ALG R/W TO POB OR 3130/0002
<b>Mailing:</b>	910 A THIRD ST STE A NEPTUNE BEACH, FL 32266		
<b>Location:</b>	0 Gainesville		
<b>Sec-Twn-Rng:</b>	18-9-20		
<b>Use:</b>	TMBR SI 90+		
<b>Tax Jurisdiction:</b>	Gainesville		
<b>Area:</b>	NW Industrial > 5 AC		
<b>Subdivision:</b>			

**Assessment History**

\*\* Exempt Amount and Taxable Value History reflect County Amounts. School Board and City Amounts may differ. \*\*

Year	Use	Land	Building	Misc	Total	SOH Deferred	Assessed	Exempt**	Taxable**	Taxes
2011	TMBR SI 90+	5400	0	0	5400	0	5400	0	5400	129.61
2010	TMBR SI 90+	5400	0	0	5400	0	5400	0	5400	128.93
2009	TMBR SI 90+	5500	0	0	5500	0	5500	0	5500	131.44
2008	TMBR SI 90+	8400	0	0	8400	0	8400	0	8400	186.4
2007	VACANT INDUSTRIAL	118900	0	0	118900	0	118900	0	118900	2653.62
2006	VACANT INDUSTRIAL	118900	0	0	118900	0	118900	0	118900	2923.05
2005	Vacant	118900	0	0	118900	0	118900	0	118900	3003.68
2004	Vacant	334200	0	0	334200	0	334200	0	334200	8529.75
2003	Vacant	334200	0	0	334200	0	334200	0	334200	8735.28
2002	Vacant	446500	0	0	446500	0	446500	0	446500	11841.84
2001	Vacant	446500	0	0	446500	0	446500	0	446500	11840.91
2000	Vacant	446500	0	0	446500	0	446500	0	446500	12002.64
1999	Vacant	446500	0	0	446500	0	446500	0	446500	12077.65
1998	Vacant	446500	0	0	446500	0	446500	0	446500	12425.33
1997	Vacant	446500	0	0	446500	0	446500	0	446500	12698.59
1996	Vacant	446500	0	0	446500	0	446500	0	446500	12824.56
1995	Vacant	446500	0	0	446500	0	446500	0	446500	12835.39

**Land**

Use	Zoning	Acres
TIMBER 1	I1	22.17
<b>2011 Certified Land Value: 5400</b>		

**Sale**

Date	Price	Vacant	Qualified	OR Book	OR Page	Instrument
05/18/2005	110000	Yes	No	3130	0002	Warranty Deed
10/28/2004	100	Yes	No	3016	1211	Deed

# Alachua County Tax Collector

generated on 6/15/2012 9:06:45 AM EDT

## Tax Record

Last Update: 6/15/2012 9:06:44 AM EDT

### Ad Valorem Taxes and Non-Ad Valorem Assessments

The information contained herein does not constitute a title search and should not be relied on as such.

<b>Account Number</b>	<b>Tax Type</b>	<b>Tax Year</b>			
<b>07879-000-000</b>	<b>REAL ESTATE</b>	<b>2011</b>			
<b>Mailing Address</b>		<b>Physical Address</b>			
NORTHWEST PARK LLC 910 A THIRD ST STE A NEPTUNE BEACH FL 32266		<b>GEO Number</b> 18-09-20-07879000000			
<b>Exempt Amount</b>	<b>Taxable Value</b>				
<b>See Below</b>	<b>See Below</b>				
<b>Exemption Detail</b>	<b>Millage Code</b>	<b>Escrow Code</b>			
NO EXEMPTIONS	3600				
<b>Legal Description</b>					
COM NW COR SEC E 630.43 FT TO E R/W SR-121 S 4 DEG E ALG R/W 1208.99 FT POB E 933.93 FT M/L S 684.96 FT W 45.48 FT M/L S 45 DEG E 1039.35 FT M/L S 44 DEG W 80 FT N 45 DEG W 1039.35 FT S 37 DEG W 623.55 FT TO NELY RR R/W NWLY ALG R/W 593.06 FT M/L TO E R/2 SR-121 NLY ALG R/W TO POB OR 3130/0002					
<b>Ad Valorem Taxes</b>					
<b>Taxing Authority</b>	<b>Rate</b>	<b>Assessed Value</b>	<b>Exemption Amount</b>	<b>Taxable Value</b>	<b>Amount</b>
BOARD OF COUNTY COMMISSIONERS					
CNTY GENERAL	8.5956	5,400	0	\$5,400	\$46.42
CNTY DEBT LL	0.2500	5,400	0	\$5,400	\$1.35
ALACHUA CNTY LIBRARY DISTRICT					
LIBRARY GENERAL	1.3638	5,400	0	\$5,400	\$7.36
LIBRARY BONDS	0.1152	5,400	0	\$5,400	\$0.62
SCHOOL BOARD OF ALACHUA COUNTY					
SCHL GENERAL	5.4540	5,400	0	\$5,400	\$29.45
SCHL DISCRNRY & CN	0.7480	5,400	0	\$5,400	\$4.04
SCHL BOND 5	0.3900	5,400	0	\$5,400	\$2.11
SCHOOL VOTED	1.0000	5,400	0	\$5,400	\$5.40
SCHL CAP27 PROJECT	1.5000	5,400	0	\$5,400	\$8.10
ST JOHNS RIVER WATER MGT DISTR	0.3313	5,400	0	\$5,400	\$1.79
CITY OF GAINESVILLE	4.2544	5,400	0	\$5,400	\$22.97
<b>Total Millage</b>		<b>24.0023</b>	<b>Total Taxes</b>		<b>\$129.61</b>
<b>Non-Ad Valorem Assessments</b>					
<b>Code</b>	<b>Levying Authority</b>				<b>Amount</b>

<b>Total Assessments</b>		\$0.00
Taxes & Assessments		\$129.61
If Paid By	Amount Due	
	<b>\$0.00</b>	

Date Paid	Transaction	Receipt	Year	Amount Paid
11/15/2011	PAYMENT	3006161.0001	2011	\$124.43

Prior Year Taxes Due	
NO DELINQUENT TAXES	

## LEGAL DESCRIPTION

**PARCEL NUMBER: 07879-000-000**

A PORTION OF SECTION 18, TOWNSHIP 9 SOUTH, RANGE 20 EAST, CITY OF GAINESVILLE, ALACHUA COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF NORTHWEST INDUSTRIAL PARK UNIT NO. 1, AS PER PLAT THEREOF RECORDED IN PLAT BOOK "K", PAGE 12 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, AND RUN THENCE SOUTH 89°56'58" EAST, ALONG THE SOUTHERLY BOUNDARY OF SAID NORTHWEST INDUSTRIAL PARK UNIT NO. 1, A DISTANCE OF 933.61 FEET TO THE NORTHWEST CORNER OF THAT CERTAIN TRACT OF LAND DESCRIBED AS PER DEED RECORDED IN OFFICIAL RECORDS BOOK 1764, PAGE 459 OF SAID PUBLIC RECORDS; THENCE SOUTH 00°03'02" WEST, ALONG THE WEST LINE OF SAID CERTAIN TRACT OF LAND, 684.45 FEET TO THE NORTH LINE OF THAT CERTAIN PARCEL OF LAND WHICH IS THE FIRST OF TWO PARCELS DESCRIBED AS PER DEED RECORDED IN OFFICIAL RECORDS BOOK 1647, PAGE 2806 ET. SEQ. OF SAID PUBLIC RECORDS; THENCE NORTH 89°53'53" WEST, ALONG SAID NORTH LINE, 45.47 FEET TO THE WESTERLY MOST CORNER OF SAID CERTAIN PARCEL OF LAND; THENCE SOUTH 45°30'40" EAST, ALONG THE SOUTHWESTERLY LINE OF SAID CERTAIN PARCEL OF LAND, AND ALONG THE SOUTHWESTERLY LINE OF LOT 17 OF NORTHWEST INDUSTRIAL PARK UNIT NO. 3, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK "L", PAGE 31 OF SAID PUBLIC RECORDS, 1038.68 FEET; THENCE SOUTH 44°29'20" WEST, ALONG THE WESTERLY BOUNDARY OF SAID NORTHWEST INDUSTRIAL PARK UNIT NO. 3, A DISTANCE OF 80.00 FEET TO THE NORTHWEST CORNER OF LOT 16 OF SAID NORTHWEST INDUSTRIAL PARK UNIT NO. 3, AND TO THE EASTERLY MOST CORNER OF THAT CERTAIN PARCEL OF LAND WHICH IS THE SECOND OF TWO PARCELS, DESCRIBED AS PER SAID DEED RECORDED IN OFFICIAL RECORDS BOOK 1647, PAGE 2806 ET. SEQ. OF SAID PUBLIC RECORDS; THENCE NORTH 45°30'40" WEST, ALONG THE NORTHEASTERLY LINE OF THE SECOND SAID DESCRIBED PARCEL OF LAND, 1039.35 FEET TO THE NORTHERLY MOST CORNER OF THE SECOND SAID DESCRIBED PARCEL OF LAND; THENCE SOUTH 37°55'58" WEST, 624.08 FEET TO THE WESTERLY MOST CORNER OF THE SECOND SAID DESCRIBED PARCEL OF LAND, AND TO A POINT ON THE NORTHEASTERLY RIGHT-OF-WAY LINE OF THE ATLANTIC COAST LINE RAILROAD (120' RIGHT-OF-WAY); THENCE NORTH 45°30'40" WEST, ALONG SAID NORTHEASTERLY RIGHT-OF-WAY LINE, 594.08 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 121 AS PER STATE OF FLORIDA STATE ROAD DEPARTMENT RIGHT-OF-WAY MAP, SECTION NO. 26100-2501, SHEET NO. 1, LAST REVISED: JULY 29, 1983. SAID POINT LYING ON THE ARC OF A CURVE, CONCAVE WESTERLY, HAVING A RADIUS OF 234.83 FEET; THENCE NORTHERLY ALONG SAID EASTERLY RIGHT-OF-WAY LINE, AND ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 30°21'28", AN ARC DISTANCE OF 124.42 FEET TO THE END OF SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD HAVING A BEARING AND DISTANCE OF NORTH 10°34'21" EAST, 122.97 FEET; THENCE NORTH 04°36'23" WEST, ALONG SAID EASTERLY RIGHT-OF-WAY LINE, 232.24 FEET TO A POINT LYING ON THE ARC OF A CURVE, CONCAVE WESTERLY, HAVING A RADIUS OF 1205.92 FEET; THENCE NORTHERLY ALONG SAID EASTERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°23'02", AN ARC DISTANCE OF 155.41 FEET TO THE END OF SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD HAVING A BEARING AND DISTANCE OF NORTH 00°54'49" WEST, 155.30 FEET; THENCE NORTH 04°36'20" WEST, ALONG SAID EASTERLY RIGHT-OF-WAY LINE, 311.05 FEET TO THE POINT OF BEGINNING.

CONTAINING 22.173 ACRES (965,869 SQUARE FEET), MORE OR LESS.

Search Date: 6/15/2012 at 9:07:16 AM - Data updated: 06/14/12 Parcel: 07879-068-005

<b>Taxpayer:</b>	JOHNSON W G JR	<b>Legal:</b>	COM NW COR SEC S 1158.52 FT S 45 DEG E 476.22 FT N 2 DEG E 175.62 FT POB N 2 DEG E 250.11 FT N 113 DEG E 143.44 FT S74 DEG E 71.89 FT S 80 DEG E 9.47 FT N 86 DEG E 9.96 FT N 80 DEG E 95.38 FT SELY ALG CURVE 28.16 FT TO WLY R/W SR-121 S 4 DEG W ALG R/W 121 343.96 FT S 85DEG W 270.81 FT TO POB A/K/A PARCEL A-2 OR 1674/2957
<b>Mailing:</b>	2430 NW 73RD PL GAINESVILLE, FL 32653-1214		
<b>Location:</b>	0 Gainesville		
<b>Sec-Twn-Rng:</b>	18-9-20		
<b>Use:</b>	VACANT INDUSTRIAL		
<b>Tax Jurisdiction:</b>	Gainesville		
<b>Area:</b>	NW Industrial		
<b>Subdivision:</b>			

**Assessment History**

\*\* Exempt Amount and Taxable Value History reflect County Amounts. School Board and City Amounts may differ. \*\*

Year	Use	Land	Building	Misc	Total	SOH Deferred	Assessed	Exempt**	Taxable**	Taxes
2011	VACANT INDUSTRIAL	159100	0	0	159100	0	159100	0	159100	3818.78
2010	VACANT INDUSTRIAL	159100	0	0	159100	0	159100	0	159100	3798.85
2009	VACANT INDUSTRIAL	159100	0	0	159100	0	159100	0	159100	3801.97
2008	VACANT INDUSTRIAL	159100	0	0	159100	0	159100	0	159100	3530.53
2007	VACANT INDUSTRIAL	126900	0	0	126900	0	126900	0	126900	2832.17
2006	VACANT INDUSTRIAL	84600	0	0	84600	0	84600	0	84600	2079.82
2005	VACANT INDUSTRIAL	84600	0	0	84600	0	84600	0	84600	2137.17
2004	VACANT INDUSTRIAL	62300	0	0	62300	0	62300	0	62300	1590.08
2003	VACANT INDUSTRIAL	62300	0	0	62300	0	62300	0	62300	1628.4
2002	VACANT INDUSTRIAL	62300	0	0	62300	0	62300	0	62300	1652.29
2001	VACANT INDUSTRIAL	62300	0	0	62300	0	62300	0	62300	1652.16
2000	VACANT INDUSTRIAL	62300	0	0	62300	0	62300	0	62300	1674.72
1999	VACANT INDUSTRIAL	53400	0	0	53400	0	53400	0	53400	1444.45
1998	VACANT INDUSTRIAL	53400	0	0	53400	0	53400	0	53400	1486.03
1997	VACANT INDUSTRIAL	53400	0	0	53400	0	53400	0	53400	1518.71
1996	VACANT INDUSTRIAL	53400	0	0	53400	0	53400	0	53400	1533.78
1995	VACANT INDUSTRIAL	53400	0	0	53400	0	53400	0	53400	1535.07

**Land**

Use	Zoning	Acres
VACANT INDUSTRIAL	I1	2.04
<b>2011 Certified Land Value: 159100</b>		

**Sale**

Date	Price	Vacant	Qualified	OR Book	OR Page	Instrument
06/01/1987	50000	Yes	No	1674	2957	Warranty Deed
01/01/1986	100	Yes	No	1614	1913	Warranty Deed

# Alachua County Tax Collector

generated on 6/15/2012 9:07:42 AM EDT

## Tax Record

Last Update: 6/15/2012 9:07:41 AM EDT

### Ad Valorem Taxes and Non-Ad Valorem Assessments

The information contained herein does not constitute a title search and should not be relied on as such.

<b>Account Number</b>		<b>Tax Type</b>		<b>Tax Year</b>	
<b>07879-068-005</b>		<b>REAL ESTATE</b>		<b>2011</b>	
<b>Mailing Address</b>			<b>Physical Address</b>		
JOHNSON W G JR 2430 NW 73RD PL GAINESVILLE FL 32653-1214			0 ADAMS AVE		
			<b>GEO Number</b>		
			18-09-20-07879068005		
<b>Exempt Amount</b>		<b>Taxable Value</b>			
<b>See Below</b>		<b>See Below</b>			
<b>Exemption Detail</b>		<b>Millage Code</b>		<b>Escrow Code</b>	
NO EXEMPTIONS		3600			
<b>Legal Description</b>					
0 ADAMS AVE COM NW COR SEC S 1158.52 FT S 45 DEG E 476.22 FT N 2 DEG E 175.62 FT POB N 2 DEG E 250.11 FT N 113 DEG E 143.44 FT S 74 DEG E 71.89 FT S 80 DEG E 9.47 FT N 86 DEG E 9.96 FT N 80 DEG E 95.38 FT SELY ALG CURVE 28.16 FT TO WLY R/W SR- 121 S 4 DEG W ALG R/W 121 See Tax Roll For Extra Legal					
<b>Ad Valorem Taxes</b>					
<b>Taxing Authority</b>	<b>Rate</b>	<b>Assessed Value</b>	<b>Exemption Amount</b>	<b>Taxable Value</b>	<b>Amount</b>
BOARD OF COUNTY COMMISSIONERS					
CNTY GENERAL	8.5956	159,100	0	\$159,100	\$1,367.56
CNTY DEBT LL	0.2500	159,100	0	\$159,100	\$39.78
ALACHUA CNTY LIBRARY DISTRICT					
LIBRARY GENERAL	1.3638	159,100	0	\$159,100	\$216.98
LIBRARY BONDS	0.1152	159,100	0	\$159,100	\$18.33
SCHOOL BOARD OF ALACHUA COUNTY					
SCHL GENERAL	5.4540	159,100	0	\$159,100	\$867.73
SCHL DISCRNRY & CN	0.7480	159,100	0	\$159,100	\$119.01
SCHL BOND 5	0.3900	159,100	0	\$159,100	\$62.05
SCHOOL VOTED	1.0000	159,100	0	\$159,100	\$159.10
SCHL CAP27 PROJECT	1.5000	159,100	0	\$159,100	\$238.65
ST JOHNS RIVER WATER MGT DISTR	0.3313	159,100	0	\$159,100	\$52.71
CITY OF GAINESVILLE	4.2544	159,100	0	\$159,100	\$676.88
<b>Total Millage</b>		24.0023	<b>Total Taxes</b>		\$3,818.78
<b>Non-Ad Valorem Assessments</b>					
<b>Code</b>	<b>Levying Authority</b>				<b>Amount</b>

<b>Total Assessments</b>		\$0.00
Taxes & Assessments		\$3,818.78
<b>If Paid By</b>	<b>Amount Due</b>	
	<b>\$0.00</b>	

Date Paid	Transaction	Receipt	Year	Amount Paid
3/26/2012	PAYMENT	3031137.0001	2011	\$3,818.78

<b>Prior Year Taxes Due</b>	
NO DELINQUENT TAXES	

## LEGAL DESCRIPTION

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**PARCEL NUMBER:** 07879-068-005

Being a portion of Section 18, Township 9 South, Range 20 East, Alachua County, Florida; more particularly as follows:

Commence at the northwest corner of said Section 18; thence South 00°00'31" East, along the west line of said Section 18, for 1158.52 feet to a point on the next described line; thence South 45°30'40" East, along the Northeasterly City of Gainesville right-of-way as recorded in Official Records Book 634 at Pages 164 and 165 of the Public Records of Alachua County, Florida, for 470.22; thence North 02°46'00" East, 175.62 feet, to the Point of Beginning; thence continue North 02°46'00" East, 250.11 feet; thence North 12°49'53" East, 143.44 feet; thence South 74°13'26" East, 71.89 feet; thence South 80°17'59" East, 9.47 feet; thence North 86°16'30" East, 9.96 feet; thence North 79°52'28" East, 95.38 feet to a point lying on the arc of a curve concave southwesterly and having a radius of 25.00 feet; thence southeasterly along the arc of said curve through a central angle of 64°32'23", an arc distance of 28.16 feet to the end of said curve and the westerly right-of-way line of State Road No. 121, said arc being subtended by a chord having a bearing and distance of South 36°52'41" East, 26.70 feet; thence South 04°36'30" East, along said right-of-way line, 343.96 feet; thence South 85°23'30" West, 270.81 feet to the Point of Beginning.

Containing 89,057.35 Square Feet; 2.04 acres, more or less.



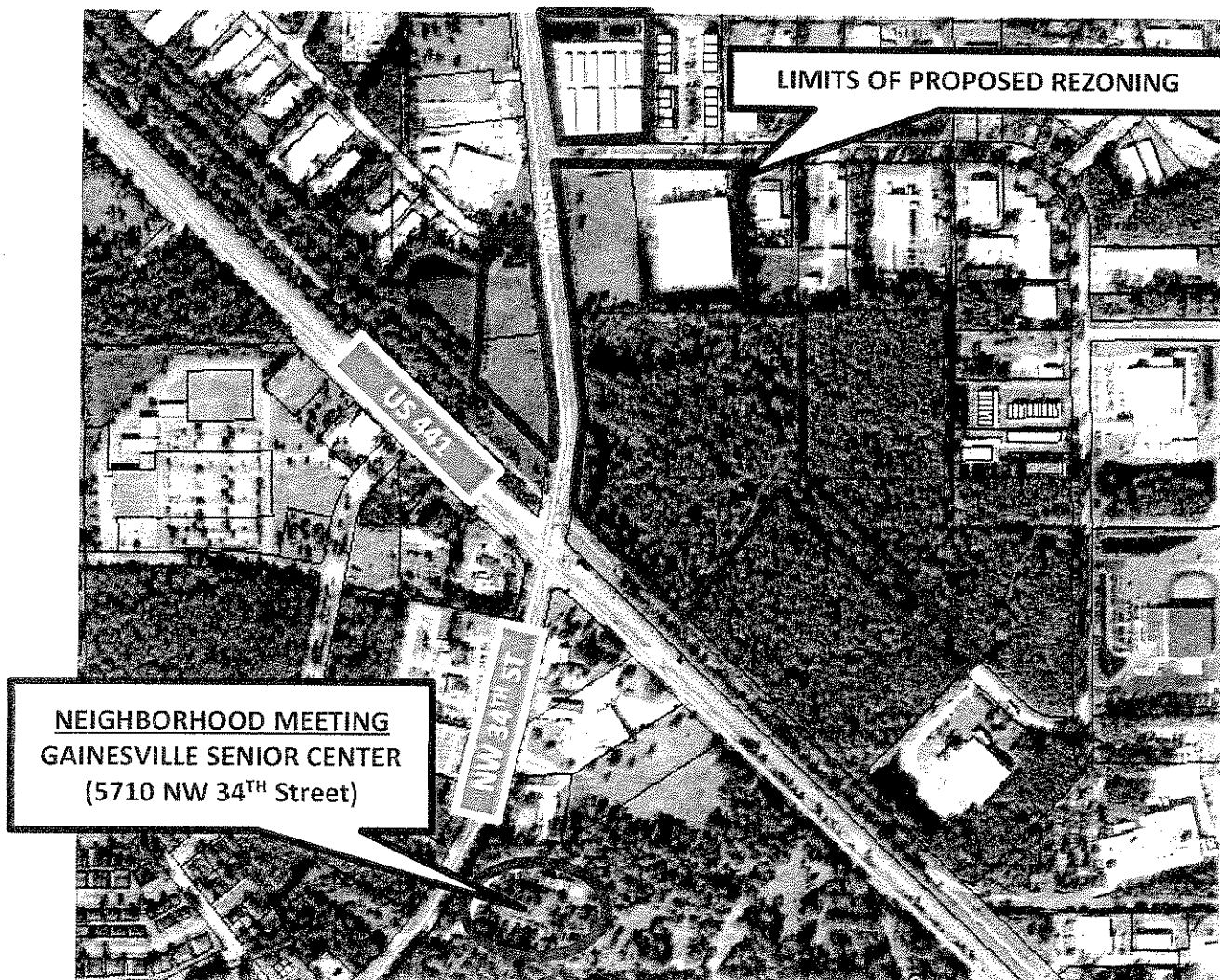
## Neighborhood Workshop Notice

For a proposed rezoning at the 6600 block of State Road 121.

Date: June 11, 2012  
 Time: 6:00 p.m.  
 Place: Gainesville Senior Center – 5710 NW 34<sup>th</sup> Street  
 Contact: Eng, Denman & Associates, Inc. at (352) 373-3541

*7878 CBS 6/21/12*

A neighborhood workshop will be held to discuss a proposed rezoning from I-1 (Limited Industrial) to BI (Business Industrial) on approximately 41 acres located at the 6600 block of State Road 121 (parcel numbers 7879-001-000, ~~7879-007-000~~, 7878-007-001, 7879-000-000, 7879-068-005 & 7879-068-004). This is not a public hearing. The purpose of this meeting is to inform neighboring property owners of the proposed project and to seek their comments.



2A1 THE GAINESVILLE SUN | SATURDAY, MAY 26, 2012

# PEOPLE



THE ASSOCIATED PRESS  
Singer Madonna.

## Madonna to kick off world tour

JERUSALEM — Inarabes are gearing up to get down at Madonna's show as the pop diva landed in the holy land ahead of her world tour, which kicks off Thursday in Tel Aviv. The Material Girl's motorcade entered the Tel Aviv Dan hotel parking lot Friday as guards shielded the superstar from the media.

Fans are dressing up as the superstar at Madonna theme parties in Tel Aviv clubs and bars. Madonna isn't Jewish but she has adopted the Hebrew name of Esther and studied Jewish mysticism. She is known here as "Queen Esther" and Israeli media announced that the "Queen has arrived."

## Broadway stars to welcome Obama

NEW YORK — President Barack Obama heads to Broadway next month as part of a double bill with former President Bill Clinton — and the stars will be out to welcome them.



THE ASSOCIATED PRESS  
Actress Keira Knightley.

James Earl Jones, Paul LaFosse, Audra McDonald, Mandy Patinkin, Niss Arianda, Kerry Butler, Bobby Cannavale.

## Stockard Channing, Megan Hilty and Cheyenne Jackson are some of the performers slated to attend the June 4 fundraiser.

"Barack on Broadway" is one of two events that day that will join Obama and Clinton. The two presidents will also attend a dinner featuring a performance by Jon Bon Jovi.

The fundraiser will be at the New Amsterdam Theatre, the home of "Moby Doodle" and will be directed by George C. Wolfe.

General admission is \$250, with VIP tickets for \$1,000.



THE ASSOCIATED PRESS  
Actress Keira Knightley.

## Actress Keira Knightley engaged

LONDON — Keira Knightley, the glamorous star of "Pirates of the Caribbean" star, is engaged to be married, her publicist said Friday.

Publicist Sara Keens confirmed that Knightley is to marry her boyfriend, James Righton, keyboard player for rock group Klaxons.

She said the couple were not releasing any details of the proposal, and did not have any comment on wedding plans. The couple have been dating since early last year. Previously Knightley, 27, had dated actor Rupert Friend for several years.



THE ASSOCIATED PRESS  
The Cape Florida light house is shown at Bill Baggs Cape Florida State Park in Key Biscayne. The park is No. 8 on the 2012 list of Top 10 Beaches produced annually by coastal expert Stephen F. Leatherman.

# California's Coronado named nation's best beach

The Associated Press  
CORONADO, Calif. — Like a Hollywood star, Coronado's 1.5-mile-long beach literally sparkles, thanks to the mineral mine glistening in its sand.

That's one of the reasons why Coronado — flanked by the iconic hotel featured in Marilyn Monroe's 1958 film "Some Like It Hot" — has been named the No. 1 beach in the U.S. in the 2012 survey by "Dr. Beach" professor Stephen P. Leatherman of Florida International University.

It is the first time "Dr. Beach" has given the top slot to California in the more than two decades he has been ranking beaches in the U.S. based on their environmental quality and safety for swimmers.

Coronado Beach, on a peninsula across the bay from San Diego, has near-perfect Mediterranean weather and a protected bachelorette.

"I think it's one of the most super beaches around," said Leatherman.

Leatherman ranks beaches on 50 criteria, including the look and feel of the sand, water quality, weather, facilities and crowds. A top score is 200. Coronado came in the 230s, losing points because its water temperature in the 80s allows for only a quick dip for most. Coronado Beach was runner-up last year to Florida's Siesta Beach. Once a beach tops the list, it is retired from consideration for future rankings.

**NOTABLE DEATH**  
EDUARDO MANGIAROTTI, a fencing great and one of Italy's most famous Olympians, died Friday. He was 93. Mangiarotti won 13 Olympic medals between 1936 and 1960, including six golds. The medal haul is a record for an Italian and the most of any fencer.

**BIRTHDAYS**  
Singer Stevie Nicks is 64. Actress Pam Grier is 63. Country singer Hank Williams Jr. is 63. Actor Philip Michael Thomas is 63. Former astronaut Sally Ride is 61.

Comedian Bobcat Goldthwait is 50. Singer Lewy Kravitz is 48. Actress Helena Bonham Carter is 46. Writer Matt Stone is 41.

www.gainesville.com



THE ASSOCIATED PRESS  
BRUSH FIRE: Check out a photo gallery of a brush fire in the Wildo area at gainesville.com.

## Most Viewed Stories

1. GFD: Kids run away to escape abuse; mom arrested
2. UF researchers unearth secrets to a tastier tomato
3. T-bow shaky at Jets OAs
4. Woman accused of tipping off mother of alleged boy
5. Brush fire forces closure of SR 121

Read these stories at gainesville.com

## TODAY'S TOPIC

Answer online at gainesville.com

## What is your favorite cookout food?

**AVAILABLE RESPONSES:** Steak; Hamburgers; Hot dogs; Chicken; ribs; Vegetables; Other  
**HOT SPOTS RANKING:** Check out Page 2C for Sports Topic and answer online at www.gatorsports.com.

## YESTERDAY'S RESPONSE

Where do you get your tomatoes?

**GROCERY STORE:** 447  
**FARMERS MARKET:** 145  
**GROW IN MY OWN:** 154  
**WISHTLY KETCHUP OR SALAD:** 37  
**DONT LINE TOMATOES:** 78

Results are strictly surveys of those who choose to participate and are not valid statistical samples.

## LOTTERY

Friday, May 25  
CASH 3  
Early drawing: 6-6-9  
Night drawing: 9-4-25  
PLAY 4  
Early drawing: 9-2-2-8  
Night drawing: 9-4-25  
FANTASY 5  
5-8-11-16-34  
MEGA MONEY  
8-23-25-26 MB: 15

## PREVIOUS RESULTS

FANTASY 5 — Thursday  
1-3-16-20-32  
Match Playoff: \_\_\_\_\_ Winners  
5-of-5: 50 \_\_\_\_\_ 0  
4-of-5: 5555 \_\_\_\_\_ 266  
3-of-5: 123.50 \_\_\_\_\_ 8,483

**The Gainesville Sun**  
Commitment to accuracy

The Gainesville Sun promptly corrects errors of fact appearing in its news columns. If you believe we have made an error, call the news department at (352) 374-5933 days or 374-5044 at night. If you have a question or comment about coverage, write to Douglas Rieg, Executive editor, 2700 SW 17th Street, Gainesville, Florida, 32608. Email: doug.rieg@gainesville.com or call (352) 374-5035.

**MAIN NUMBER: 378-1611**  
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Call Customer Service: 378-1416 toll free (800) 443-8433 Monday-Friday 9 a.m.-5 p.m. Saturday-Sunday 7 a.m.-10 a.m.

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Place a classified ad in m, p, s, or 24-hour toll free (800) 443-4245, or fax 338-3131. Classified copy deadline: 338-3161. Want today's retail ad? Contact retail advertising... 374-5012. Questions or problems... 374-5012. Breaking news? Call 359-5856.

**NEWS COVERAGE QUESTION?**  
Call Douglas Rieg, Executive editor, 378-5039

**Have a news tip?**  
LOCAL: Sean McCray, Assistant managing editor... 374-5093  
By fax: 378-3128  
Night local news editor... 374-5044

**SPORTS: Arnold Felckens**  
Sports editor... 374-5055  
Call in results... 374-5078  
**BUSINESS: Anthony Clark**  
Business editor... 378-3171  
**NATION/WORLD: Paul Jenkins**  
News editor... 374-3110  
**FEATURES: Gillian Guavara-Castro**  
Assistant local news editor/ lifestyle... 374-5022  
Websites:

Bill Dean, Entertainment editor... 374-5039  
**EDITORIAL JOHNSON:**  
Ron Cunningham,  
Editorial Page editor... 374-5075  
Editorial Page editor... 374-5075  
Assistant managing editor/digital... 378-3111  
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**PUBLIC NOTICE**

Neighborhood workshop to discuss a proposed rezoning from I-1 (Limited Industrial) to B1 (Business Industrial) on approximately 41 acres located on the 6000 block of State Road 121 (former machine 7879-001-000, 7879-007-000, 7879-007-001, 7879-000-000, 7879-000-100 & 7879-008-000). This is not a public hearing. The purpose of this meeting is to inform neighboring property owners of the proposed project and to seek their comments.

The meeting will be held on Monday, June 11, 2012 at 6:00 p.m. at the Gainesville Senior Recreation Center located at 3701 NW 34th Street.

Contact: Clay Street, ACR, LEEDS AP  
Eng. Detman & Associates, Inc.  
(352) 377-3541

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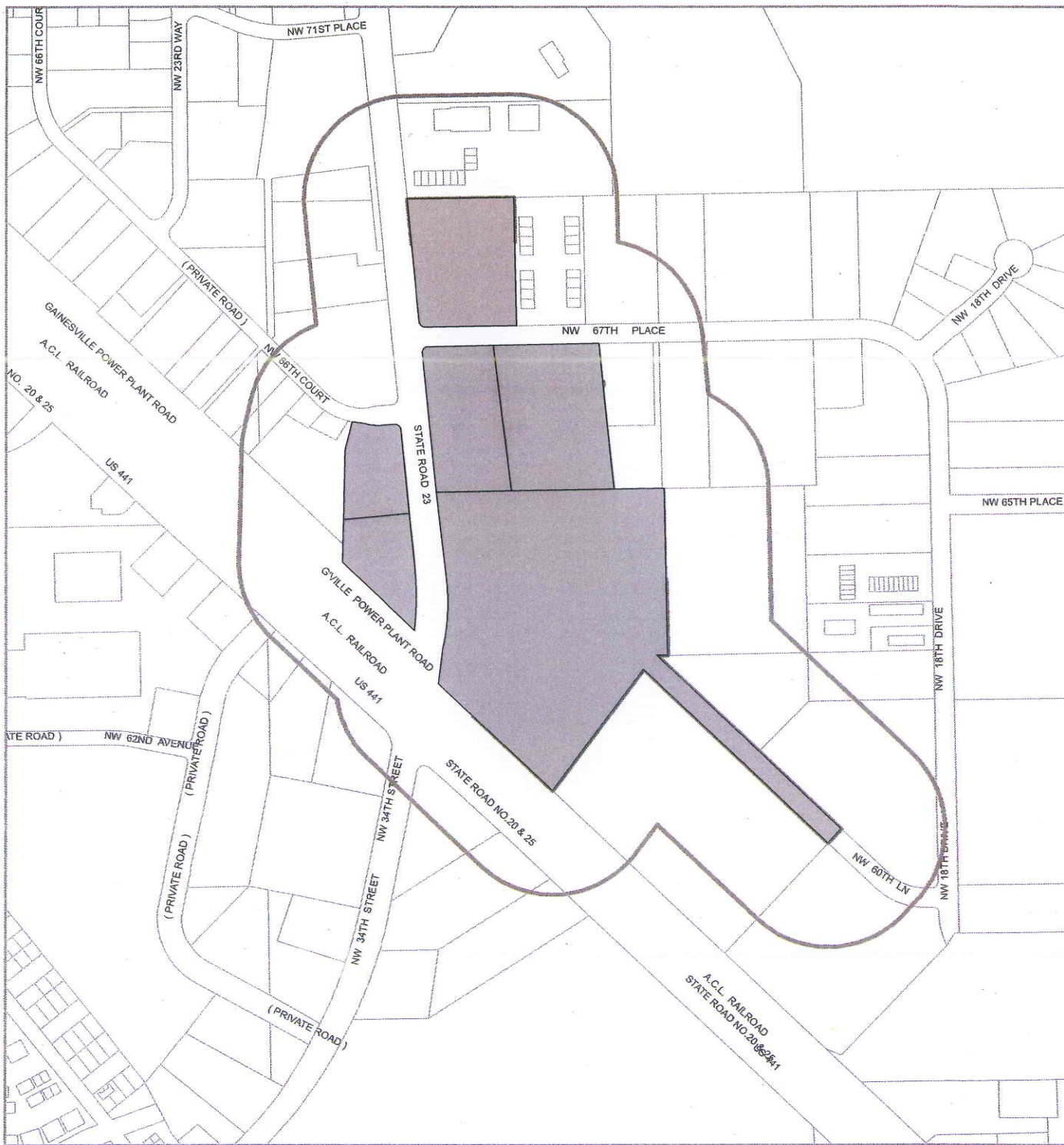
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**The Gainesville Sun Classified**

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**Proposed Rezoning of Parcels from I-1 to BI**

**Parcels #07878-007-000, #07878-007-001,  
#07879-000-000, #07879-001-000,  
#07879-068-004, #07879-068-005**

**400-Foot Notification Radius**

**Prepared by: Planning and Development  
Services Department  
City of Gainesville, Florida  
May 17, 2012**



1 inch = 606 feet

This map is for informational purposes only. Do not rely on this map for accuracy of dimensions, size or location. The City of Gainesville does not assume responsibility to update this information or for any error or omission on this map. For specific information, you are directed to contact the City of Gainesville, Florida.

Neighborhood Workshop Notice

07814-040-024 BI Rezoning  
6911 STORAGE UNIT LLC  
% CAROL BOSSHARDT  
5542 NW 43RD ST  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07879-001-000 \*\*\*\* BI Rezoning  
ACCESS SELF STORAGE SE LLC  
2152 14TH CIR NORTH  
ST PETERSBURG, FL 33713

Neighborhood Workshop Notice

06014-030-002 BI Rezoning  
ADVANCE AUTO PARTS INC  
4900 FRONTAGE RD S  
LAKELAND, FL 33615

Neighborhood Workshop Notice

07878-006-004 BI Rezoning  
AIR CONSULTING & ENG INC  
138 HALL ROAD  
MELROSE, FL 32666

Neighborhood Workshop Notice

07879-003-001 BI Rezoning  
ALACHUA COUNTY  
12 SE 1ST ST  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

07878-008-001 BI Rezoning  
CEDORA P ANDREWS  
2223 NW 23RD TER  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

07814-040-001 BI Rezoning  
BEN HILL GRIFFIN INC  
PO BOX 127  
FROSTPROOF, FL 33843

Neighborhood Workshop Notice

07814-040-022 BI Rezoning  
JOHN M BUCKNER III  
5609 NW 97TH ST  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

06014-032-003 BI Rezoning  
CAPITAL CITY BANK  
% FINANCIAL ACCOUNTING  
PO BOX 900  
TALLAHASSEE, FL 32302

Neighborhood Workshop Notice

07879-050-001 BI Rezoning  
CENTRAL BLDG SUPPLIES INC  
6800 NW 22ND ST  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07879-064-003 BI Rezoning  
EXACTECH INC  
2320 NW 66TH CT  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07879-050-002 BI Rezoning  
GAINESVILLE HOMEBUILDERS SERV  
CORP  
2217 NW 66TH CT  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07878-030-014 BI Rezoning  
H B FULLER CO  
PO BOX 64683  
ST PAUL, MN 55164

Neighborhood Workshop Notice

07878-006-002 BI Rezoning  
AILEEN M HOWARD TRUSTEE  
PO BOX 557  
LONG KEY, FL 33001

Neighborhood Workshop Notice

07814-004-000 BI Rezoning  
JGK INVESTMENT GROUP LLC  
12 GREENBRIAR CT  
VOORHEES, NJ 8043

Neighborhood Workshop Notice

07879-068-005 \*\*\*\* BI Rezoning  
W G JOHNSON JR  
2430 NW 73RD PL  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07878-006-016 BI Rezoning  
KING & KING  
147 SAUSALITO DR  
BOYNTON BEACH, FL 33436

Neighborhood Workshop Notice

07814-040-028 BI Rezoning  
MADISONS AVENUE OF GAINESVILLE INC  
1912 NW 67TH PL  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07878-004-000 BI Rezoning  
MERCHANTS & SOUTHERN BANK  
PO BOX 5278  
GAINESVILLE, FL 32602

Neighborhood Workshop Notice

07814-040-023 BI Rezoning  
MODERN AGE TOBACCO AND GIFT SHOP  
1122 W UNIVERSITY AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

07878-008-000 BI Rezoning  
NORTH CENTRAL FLA REG PLANNING  
COUNCIL  
2009 NW 67TH PL  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07879-000-000 \*\*\*\* BI Rezoning  
NORTHWEST PARK LLC  
910 A THIRD ST STE A  
NEPTUNE BEACH, FL 32266

Neighborhood Workshop Notice

07879-068-002 BI Rezoning  
NORTHWOOD COMM PARK OWNERS  
ASSOC  
4113 NW 13TH ST  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

07878-006-001 BI Rezoning  
F D NOSKO  
2106 NW 67TH PL STE 14  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07878-006-005 BI Rezoning  
F D NOSKO  
2106 NW 67TH PL STE 4  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07814-002-002 BI Rezoning  
PERMA-FIX OF FLORIDA INC  
1940 NW 67TH PL  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

06014-032-007 BI Rezoning  
PINNACLE PROPERTIES LLC  
% CAROL DEEGAN  
4001 W NEWBERRY RD BLDG A STE IV  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

07814-004-001 BI Rezoning  
RED BUTTON LLC  
1325 NW 53RD AVE STE E  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07878-007-000 \*\*\*\* BI Rezoning  
DAVIS M REMBERT JR TRUSTEE  
PO BOX 729  
ALACHUA, FL 32616

Neighborhood Workshop Notice

07879-064-001 BI Rezoning  
SPEAR NORTHWOOD LLC  
2225 NW 66TH CT  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07879-002-000 BI Rezoning  
STATE OF FLA IIF  
RE: HIGHWAY SAFETY PATROL -  
GAINESVILLE SITE  
3900 COMMONWEALTH BLVD  
TALLAHASSEE, FL 32399

Neighborhood Workshop Notice

07814-040-021 BI Rezoning  
STEVE & MARIANNE GAMBLE LLC  
6712 NW 63RD AVE  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07878-006-003 BI Rezoning  
STEWART'S CATERING & EVENTS  
2106 NW 67TH PL STE 3  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

07879-068-004 \*\*\*\* BI Rezoning  
TURKEY CREEK INC  
158 TURKEY CRK  
ALACHUA, FL 32615

Neighborhood Workshop Notice

07814-040-027 BI Rezoning  
TWO K INVESTMENTS LLC  
PO BOX 5215  
GAINESVILLE, FL 32627

Neighborhood Workshop Notice

07878-010-000 BI Rezoning  
UNITED PARCEL SERVICE INC  
ATTN: TAX DEPT  
PO BOX 28606  
ATLANTA, GA 30358

Neighborhood Workshop Notice

07814-040-025 BI Rezoning  
UNIV OF FLORIDA FOUNDATION INC  
PO BOX 14425  
GAINESVILLE, FL 32604

Neighborhood Workshop Notice

06014-033-000 BI Rezoning  
WAL-MART STORES EAST LP  
PO BOX 8050  
ATTN MS 0555 STORE # 538-05  
BENTONVILLE, AK 72716

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 DR  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

Black Acres  
ANNE MURRAY  
224 NW 28 TER  
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

Duckpond  
RANDY WELLS  
820 NE 5 AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Duval  
GILBERT S MEANS, SR  
2153 SE HAWTHORNE RD #111  
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 32607

Neighborhood Workshop Notice

Forest Ridge  
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, The  
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 32655

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

Libby Heights  
MARTIN MCKELLAR  
3442 NW 13 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

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

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

Phoenix  
APRIL JONES  
3214-B SW 26 TER  
GAINESVILLE, FL 32608

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

Pineridge  
BERNADINE TUCKER  
9 TURKEY CREEK  
ALACHUA, FL 32615

Neighborhood Workshop Notice

Pleasant Street  
LARRY HAMILTON  
212 NW 3 AVE  
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 Neighborhood Association  
ROBERT PEARCE  
714 NW 36 AVE  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

Suburban Heights  
DIANN DIMITRI  
5015 NW 19 PLACE  
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

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

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

University Park  
JIMMY HARSBARGER  
402 NW 24 ST  
GAINESVILLE, FL 32604

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

Appletree  
CHRIS GARCIA  
5451 NW 35 DR  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

Duckpond  
STEVE NADEAU  
2821 NW 23 DR  
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Duckpond  
MELANIE BARR  
216 NE 5 ST  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

Porters  
RUBY WILLIAMS  
237 SW 6 ST  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Porters  
INA HINES  
320 SW 5 AVE  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

Millennium Bank  
DANNY GILLILAND  
4340 NEWBERRY RD  
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

Florida Bank  
LAUDE ARNALDI  
PO BOX 5549  
GAINESVILLE, FL 32627

Neighborhood Workshop Notice

LARRY SCHNELL  
2048 NW 7 LN  
GAINESVILLE, FL 32603

Neighborhood Workshop Notice

MAC McEACHERN  
1020 SW 11 TER  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

BOBBIE DUNNELL  
3118 NE 11 TER  
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

JAMES WOODLAND  
225 SE 14 PL  
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

STEWART WELLS  
6744 NW 36 DR  
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

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

Neighborhood Workshop Notice

KAREN BILLINGS  
2123 NW 72 PL  
GAINESVILLE, FL 32653



Neighborhood Workshop Notice

Pinebreeze  
JUDITH MEDER  
3460 NW 46 PL  
GAINESVILLE, FL 32605



**ENG, DENMAN & ASSOCIATES, INC.**

ENGINEERS • SURVEYORS • PLANNERS

---

Proposed Rezoning  
State Road 121  
City of Gainesville, Florida

---

**Neighborhood Meeting, June 11, 2012**

---

**Meeting Started:** 6:00 PM

**Community Participants:** 0

**Location:** Gainesville Senior Center – NW 34<sup>th</sup> Street

**Attendees:** No neighborhood participants

**Project Representatives:**

Planner: Clay Sweger, EDA  
Owner: Forest Hope, Turkey Creek, Inc.

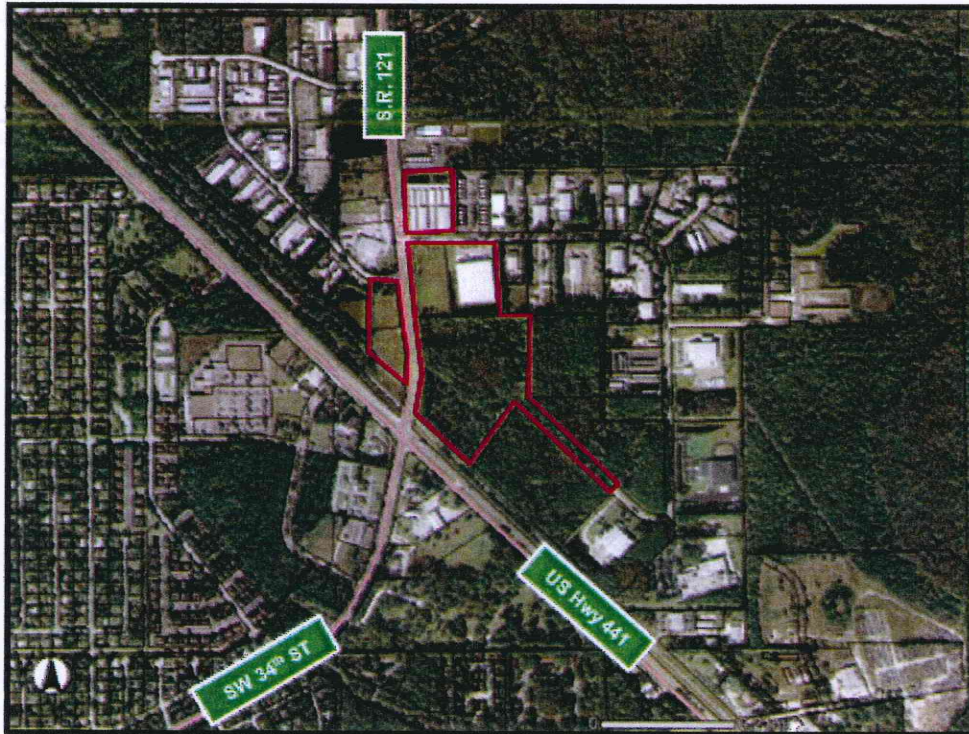
**Meeting Minutes:**

No community participants attended the meeting.





## *Zoning Map Amendment Application*



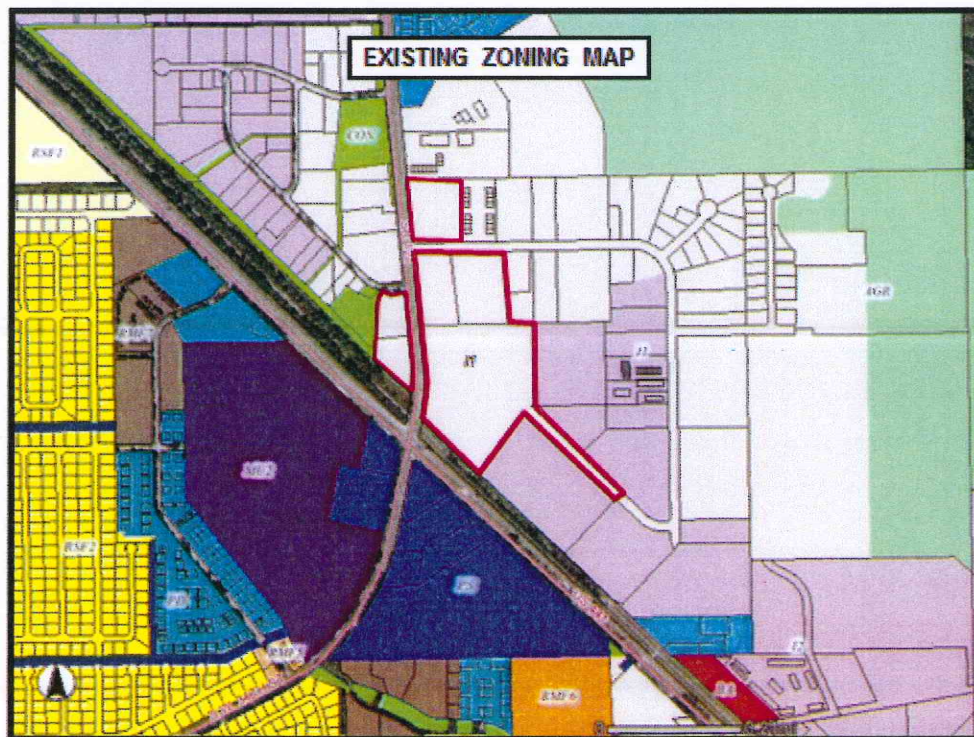
- Project Request:** A zoning map amendment from Limited Industrial (I-1) to Business Industrial.
- Project Location:** Approximately 41 acres located at the 6600 block of State Road 121 (parcel numbers 07879-001-000, 07878-007-000, 07878-007-001, 07879-000-000, 07879-068-005, 07879-068-004)
- Project Owner:** Access Self Storage SE, LLC / Davis M. Rembert, Jr., Trustee / Northwest Park, LLC / W.G. Johnson, Jr. / Turkey Creek, Inc.
- Submittal Date:** June 18, 2012
- Prepared By:** Clay Sweger, AICP, LEED AP  
Eng, Denman and Associates, Inc.

## Background

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The properties associated with the proposed rezoning consist of approximately 41 acres and 6 tax parcels. These properties are located near the intersections of State Road 121 and NW 67<sup>th</sup> Place to the east and NW 66<sup>th</sup> Court to the west and lie within the heart of an existing industrial area primarily within the Northwest Industrial Park. The owners of these parcels have teamed together to file a joint rezoning application from Limited Industrial (I-1) to Business Industrial (BI) because they have determined that the newly created BI zoning designation will allow them to expand the range of permitted uses while still remaining compatible with the industrial character of the area. This concept was the original intent of the Business Industrial zoning designation – to allow a wider range of compatible uses to spur economic development.

The existing zoning of the property is Limited Industrial (I-1), as illustrated on the following map:

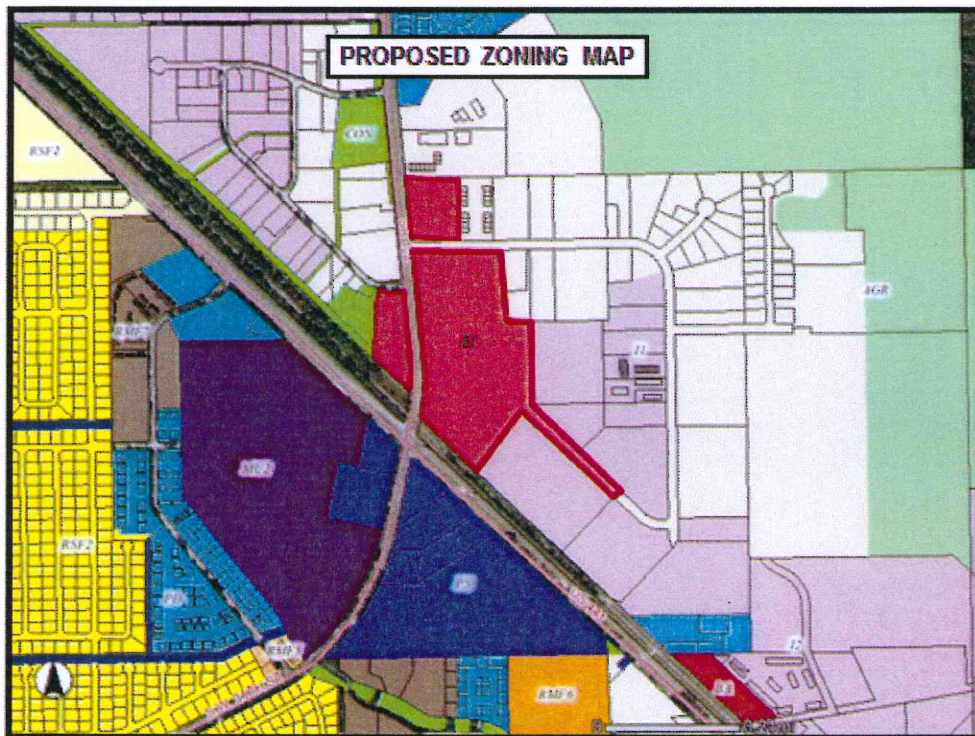


## Statement of Proposed Change

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### Zoning Map Amendment

The proposed rezoning application requests a change in the zoning map for 6 tax parcels (approx. 41 acres) located along State Road 121 from Limited Industrial (I-1) to Business Industrial as indicated on the following map:



The City of Gainesville Land Development Code provides the following definition for the proposed Business Industrial zoning designation:

*The BI district is established for the purpose of providing sufficient space in appropriate locations physically suitable for the development of certain office, business and industrial uses in a combined setting. This district will facilitate the development of a business park that will cater to a variety of uses that support and complement each other and reduce external trips for goods and services. This district supports enterprises engaging in light manufacturing, processing or fabrication of products and machinery, research and development operations, business retail, medical uses and wholesale or storage distribution concerns. This district contains*

*uses which generally are not objectionable because of noise, heavy truck traffic or fumes, or uses that can be adequately regulated for mitigation of nuisances by performance standards.*

Further, the Land Development Code provides the following objectives for the proposed Business Industrial district:

- (1) Provide a business/employment center that allows a variety of uses where employees have access to goods and services without having to leave the business park environment;*
- (2) Accommodate enterprises with functions requiring access to transportation services by providing them with locations that are in close proximity to necessary transportation facilities such as major thoroughfares, railroads or air terminals for the reception and distribution of goods or services;*
- (3) Encourage business park development in appropriate locations throughout the community where public facilities and services exist or are planned.*
- (4) Allow a mix of uses that are compatible with airport operations in appropriate areas near the Gainesville Regional Airport;*
- (5) Encourage such future development to occur on vacant land where the natural characteristics of such land are suitable for this type of development; and*
- (6) Encourage the infill and/or redevelopment of existing areas that would benefit from the opportunity to combine business and industrial uses.*

Permitted uses for the Business Industrial district include, but are not limited to; corporate offices, research and development, manufacturing of renewable energy, day care centers, eating places, professional schools, veterinary services, transportation services, communications, hotels and motels, personal services, business services, retail trade, finance, insurance and real estate, etc.

Currently, all the properties proposed for rezoning have an Industrial Future Land Use designation and Limited Industrial (I-1) zoning designation. The Industrial / I-1 districts are established to accommodate industrial operations that include large scale warehousing and manufacturing and have a fairly limited range of permitted uses. The Business Industrial (BI) district is established for the purpose of providing sufficient space for the development of certain office, business, retail and light industrial uses in a combined setting and encourages business park development and a mix of business and industrial uses that are compatible with adjacent industrial and office activities found in the Northwest Industrial Park. This strategy appears particularly applicable here as the properties to be rezoned are located along a major

arterial road (State Road 121), which can support this range of industrial and commercial uses.

In an effort to support the economic vitality of this existing industrial and employment sector of the City, it is requested that the City amend the zoning for the subject property from Limited Industrial (I-1) to Business Industrial.

This rezoning application will enhance the existing Northwest Industrial Park as an employment generator in northeast Gainesville that will provide additional commercial development opportunities and job creation in harmony with the surrounding industrial area and the State Road 121 corridor and is requested because:

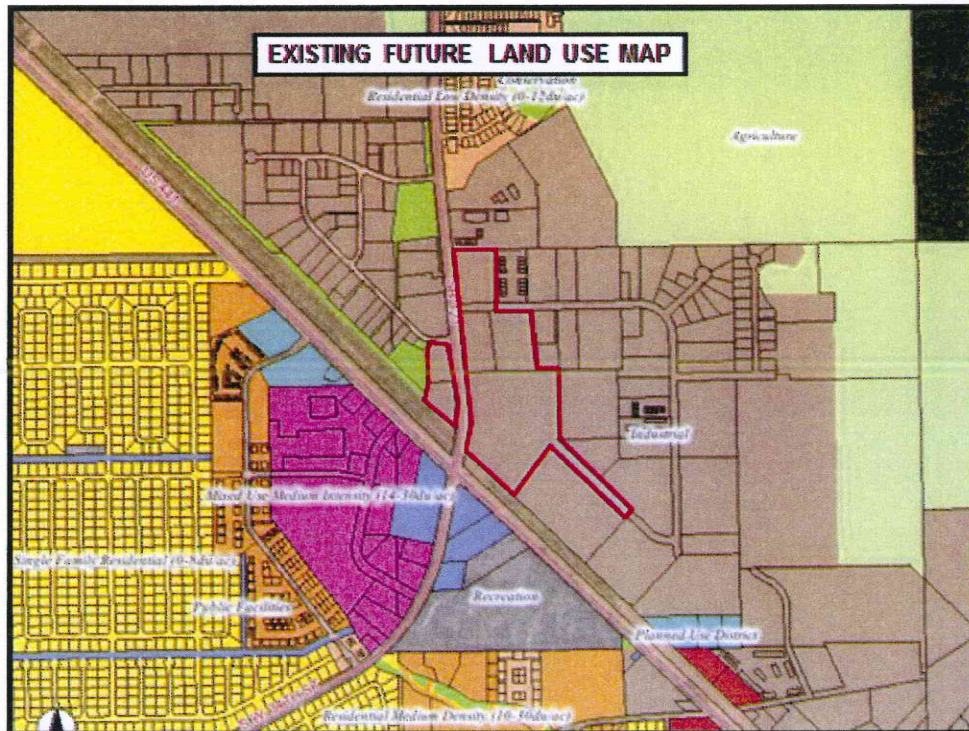
- The proposed BI zoning district is compatible with the underlying Industrial Future Land Use designation as indicated in the City of Gainesville Comprehensive Plan.
- The BI zoning district allows for a wider range of office, business and industrial uses than the Limited Industrial (I-1) district.
- The Business Industrial zoning designation is compatible with the existing development pattern and allows the greatest future development potential and flexibility of uses on-site.
- The additional permitted uses provided by the BI district include personal service, food and retail oriented services that can serve the existing Northwest Industrial Park employment sector, thus reducing need for employees to travel off-site for certain services.
- The Business Industrial district was created by the City of Gainesville for this type of economic development initiative to support development and redevelopment efforts in existing urbanized industrial areas.

### **Comprehensive Plan Consistency**

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The proposed change in zoning from the property from Limited Industrial to Business Industrial is consistent with the City of Gainesville Comprehensive Plan. Specifically, the proposed BI zoning category is consistent with underlying future land use designation of Industrial. As indicated on the Future Land Use Map below, the subject properties and the surrounding areas all have an Industrial Future Land Use designation:





The following table indicates that the proposed Business Industrial zoning is a corresponding/implementing district within the Industrial Future Land Use category:

**Future Land Use Categories and Corresponding/Implementing Zoning Districts:**

Land Use Categories	Zoning Districts
Single Family (SF)	RSF-1, RSF-2, RSF-3, RSF-4, RSF-R, CON, PD, PS
Residential-Low (RL)	RSF-4, RMF-5, MH, RC, PD, CON, PS
Residential-Medium (RM)	RMF-6, RMF-7, RMF-8, PD, CON, PS
Residential-High (RH)	RH-1, RH-2, PD, TND, CON, PS
Mixed Use-Residential (MUR)	RMU, PD, CON, PS
Mixed Use-Low (MUL)	MU-1, PD, TND, CON, PS
Mixed Use-Medium (MUM)	MU-2, CP, PD, TND, CON, PS
Mixed Use-High (MUH)	CCD, PD, TND, CON, PS
Urban Mixed-Use 1 (UMU-1)	UMU-1, CON, PS, PD
Urban Mixed-Use 2 (UMU-2)	UMU-1, UMU-2, CON, PS, PD
Office (O)	OR, OF, MD, PD, CON, PS
Commercial (C)	BA, BT, BUS, W, PD, CON, PS
Business Industrial (BI)	BI, PD, PS, CON
Industrial (IND)	I-1, I-2, W, PD, CON, PS, BI
Education (E)	ED, PD, CON, PS
Recreation (REC)	PS, PD, CON
Conservation (CON)	CON, PD, PS
Agriculture (AGR)	AGR, CON, PS
Public Facilities (PF)	AF, PS, PD, CON
Planned Use District (PUD)	PD, TND, PS or rezoning consistent with the underlying land use designation

In addition, the Comprehensive Plan includes the following definition for the underlying Industrial future land use:

***Industrial***

*The Industrial land use category identifies those areas appropriate for manufacturing, fabricating, distribution, extraction, wholesaling, warehousing, recycling and other ancillary uses, and when designed sensitively, retail, office, service, and residential uses, when such non-industrial uses are no more than 25 percent of industrial area, or when part of a brownfield redevelopment effort. Land development regulations shall determine the appropriate scale of uses and consider the externalities of such uses. Intensity will be controlled by adopting land development regulations that establish height limits of 5 stories or less and requiring buildings to face the street.*

As described above, the proposed Business Industrial zoning district includes a set of permitted uses that are consistent with the intent of the underlying future land use designation.

**Responses to City Zoning Change Application**

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**Surrounding Land Uses and Adjacent Land Use and Zoning**

Direction	Property Use	Future Land Use Designation	Zoning Designation
North	Industrial Park / Warehousing	Industrial	Limited Industrial (I-1)
East	Industrial Park	Industrial	Limited Industrial (I-1) General Industrial (I-2)
South	Highway Patrol Station Farmer's Market Alachua County Fire Rescue	(across CSX Railway and US Highway 441) Public Facilities	(across CSX Railway and US Highway 441) Public Services (PS)
West	Industrial Park	Industrial	Limited Industrial (I-1)

The permitted uses in the requested Business Industrial zoning category are compatible with the existing land uses surrounding the subject property. The Northwest Industrial Park bounds the property to the east and west and additional industrial uses are located to the north. To the south lies a CSX railway and US Highway 441. Development under the Business Industrial zoning will allow the same type of industrial activities as presently found on the adjacent properties and will also

allow new uses (ex: retail, restaurant or service) that can serve and accommodate the employees within the Northwest Industrial Park and surrounding areas.

### **Impact on Residential Streets**

There are no residential streets adjacent to the subject property and it is not anticipated that the proposed zoning change application will impact residential streets in any manner. As indicted in the previous table, the property is surrounded by land with a compatible Limited Industrial (I-1) non-residential zoning designation to the north, east and west and US Highway 441 to the south.

### **Impact on Noise and Lighting**

The areas for proposed rezoning are surrounded by existing industrial development with no residential uses in the immediate area and are also fronting a major arterial road (State Road 121).

In addition, the proposed rezoning from I-1 to BI will not result in more intense uses regarding noise and lighting. Therefore, there should be no increase in noise and lighting potential in the area.

### **Environmental Factors**

The area to be rezoned is approximately 41 acres in size. Portions of the rezoning area contain environmentally sensitive resources including wetlands and 100 year flood plain. Specifically, portions of tax parcel numbers 07879-068-005 & 07879-068-004 contain 100-year flood plain areas. Any future development within these areas will be at least 1.0 feet higher than the FIRM base flood plain elevation. Any development within these areas will require flood compensation, which will be incorporated with the proposed stormwater facilities. Any proposed on-site stormwater facilities must provide water quality and flood control for the proposed project. This will be demonstrated as part of the subsequent development plan submittal.

Portions of tax parcel 07879-000-000 contains mapped wetland areas. While it is not believed that other parcels within the rezoning area contain wetland areas, no field verification has occurred to confirm the presence (or lack of) any wetlands. The City of Gainesville Land Development Regulations provide regulations to protect wetlands. Specifically, Sec. 30-300 through 30-304 outline the protections, including an overall

strategy (in order of importance) of avoidance, minimization and mitigation. Any future development proposed in these areas shall occur in full compliance with these regulations.

The subject property is also located within the tertiary zone of the Murphree Wellfield Protection Area. Future development will be required to comply with the wellfield protection ordinance. New development will require a wellfield protection permit or exemption, depending on the type of activity. It should be noted that the permitted uses in the proposed Business Industrial zoning district are no more intense (and in some cases, less intense) than the uses permitted in the existing Limited Industrial (I-1) district.

Given the fact that the existing zoning designation of Limited Industrial (I-1) and proposed Business Industrial (BI) designation both allow a similar set of uses and are both governed by the same set of City environmental protection ordinances, the proposed rezoning will not result in a negative impact on any existing environmental features.

#### **Contribution to the Community & Long Term Economic Benefits**

The proposed rezoning from I-1 Limited Industrial to BI Business Industrial will provide a wider range of permitted uses (industrial and commercial) that will benefit the area and serve to support the existing industrial development in the area. This area is in close proximity to an area undergoing major redevelopment activity. The new Super Wal-Mart, associated commercial properties and the City Senior Recreation Center are creating a new vibrant atmosphere for this area surrounding the US Highway 441 / State Road 121 intersection. Further, the Plum Creek Planned Development is located to the north of the rezoning area and upon development, will transform this segment of State Road 121 into a fully urbanized segment with increased traffic, pedestrian and mass transit amenities.

The proposed rezoning will help contribute to the overall economic vitality of this area by providing more development options. Job creation as a result of development of the property will benefit the community as a whole.

## Level of Service Report

The City of Gainesville has adopted Level of Service standards for roads, potable water, sanitary sewer, solid waste, schools, recreation and drainage, consistent with F.A.C. 9J-5.005. Consistency with these standards is demonstrated in this report.

The proposed zoning change application will change approximately 41 acres from Limited Industrial (I-1) zoning to Business Industrial. The Level of Service (LOS) calculations are based on a projected net change in intensity (41 acres of I-1 zoning vs. BI zoning).

## Roadways

The subject property will gain ingress/egress from NE 49<sup>th</sup> Avenue (via State Road 24/Waldo Road) and is located within Transportation Concurrency Exception Area (TCEA) Zone A. Subsequently, development within the subject property are exempt from the LOS standards as set by the Florida Department of Transportation (FDOT) for State Road 24 and State Road 222 given that a feasible funding mechanism has been established to mitigate transportation impacts. According to Florida Statute 163.3177, “A local government’s comprehensive plan and plan amendments for land uses within all transportation concurrency exception areas that are designated and maintained in accordance with s. 163.3180(5) shall be deemed to meet the requirement to achieve and maintain level of service standards for transportation.” The City of Gainesville presently meets the criteria set forth by Florida Statute.

The proposed zoning change application will increase the potential traffic generation from future development activity when comparing the existing zoning (I-1) and the proposed (Business Industrial) on approximately 41 acres, as indicated below:

## Estimated Trip Generation – Existing Zoning Map

Land Use ITE Code	Units	ADT Rate	ADT Total	ADT Enter/Exit
Light Industrial (110)	892,980 SF	6.97 / 1,000 SF	6,224	3,112 / 3,112

Land Use ITE Code	Units	PM Peak Rate	PM Peak Total	PM Peak Enter/Exit
Light Industrial (110)	892,980 SF	1.08 / 1,000 SF	964	116 / 848

Notes:

1. Trip generation based on a maximum development scenario utilizing a FAR of 0.5 for land currently zoned I-1
2. Trip generation rates from the Institute of Transportation Engineers, *Trip Generation*, 8<sup>th</sup> Edition.
3. No pass-by or internal capture rates were utilized in this analysis.

**Estimated Trip Generation – Proposed Zoning Map**

Land Use ITE Code	Units	ADT Rate	ADT Total	ADT Enter/Exit
Light Industrial (110)	296,208 SF	6.97 / 1,000 SF	2,064	1,032 / 1,032
General Office (710)	296,208 SF	11.01 / 1,000 SF	3,261	1,631 / 1,630
Specialty Retail (814)	296,208 SF	44.32 / 1,000 SF	13,128	6,564 / 6,564

Land Use ITE Code	Units	PM Peak Rate	PM Peak Total	PM Peak Enter/Exit
Light Industrial (110)	296,208 SF	1.08 / 1,000 SF	320	38 / 281
General Office (710)	296,208 SF	1.49 / 1,000 SF	441	75 / 366
Specialty Retail (814)	296,208 SF	5.02 / 1,000 SF	1,487	654 / 833

Notes:

1. Trip generation based on a maximum development scenario utilizing a FAR of 0.5 for lands proposed for BI zoning with the following split of land uses (light industrial, office and retail) at 13.6 acres each.
2. Trip generation rates from the Institute of Transportation Engineers, *Trip Generation*, 8<sup>th</sup> Edition.
3. No pass-by or internal capture rates were utilized in this analysis.

### Net Change in Estimated Trip Generation

	ADT	PM Peak
Current Development Scenario	6,224	964
Proposed Development Scenario	18,453	2,248
Net Increase	12,229	1,284

The following impact analysis is based on a maximum development scenario utilizing a FAR of 0.5 for land proposed for BI zoning. However, it should be stated that many factors will restrict the project site from reaching the maximum development scenario, including requirements outlined in the Gainesville Land Development Code related to parking, landscaping, stormwater management facilities and landscape buffers. In addition, areas containing environmentally sensitive resources shall be avoided which will also reduce the development potential of the property.

#### Potable Water

According to Gainesville Regional Utilities, potable water presently serves the area and adequate capacity exists in the system to accommodate future development and redevelopment on the properties to be rezoned. In addition, any development to occur on this site shall be required to connect to the centralized system.

#### Sanitary Sewer

According to Gainesville Regional Utilities, sanitary sewer presently serves the area and adequate capacity exists in the system to accommodate future development and redevelopment on the properties to be rezoned. In addition, any development to occur on this site shall be required to connect to the centralized system.

#### Solid Waste

Solid waste generation disposal will not exceed the City's established level of service of 0.655 tons of solid waste per capita per year disposed (3.6 pounds of solid waste per capita per day disposed). Solid waste generation collection will not exceed the City's established level of service of 1.07 tons of solid waste per capita per year collected (5.9 pounds of solid waste per capita per day collected).





### **Stormwater Management**

Future development activity within the area to be rezoned will require stormwater management facilities to be designed to provide stormwater treatment, so as to not degrade the water quality of the ultimate receiving water body. Post-development runoff will not contribute pollutants that will degrade water quality and will provide a level of treatment that meets or exceeds all state and local permitting regulations. The proposed rezoning does not affect these existing regulations.

### **Public Schools**

The proposed zoning change is non-residential in nature and will not have an impact on public school enrollment in Alachua County.