

**ORDINANCE NO. 080022**  
**0-08-31**

**An ordinance of the City of Gainesville, Florida, amending the Zoning Map Atlas and rezoning certain property within the City, as more specifically described in this Ordinance, from the Alachua County zoning category of “Industrial services and manufacturing (MS) district” to the City of Gainesville zoning category of “CON: Conservation district”; generally located adjacent to the southern boundary of the Gainesville Regional Airport, and more specifically described as that area comprised of City-owned Tax Parcel 17731-002-000, generally located north of the City limits and Tax Parcel 17732-000-000, east of Tax Parcel 08178-000-000 and 08180-000-000, south and west of Tax Parcel 17730-000-000; providing a severability clause; providing a repealing clause; and providing an immediate effective date.**

**WHEREAS**, publication of notice of a public hearing was given that the Zoning Map Atlas be amended by rezoning certain property within the City from the Alachua County zoning category of “Industrial services and manufacturing (MS) district” to the City of Gainesville zoning category of “CON: Conservation district”; and

**WHEREAS**, notice was given and publication made as required by law and a public hearing was held by the City Plan Board on May 15, 2008; and

**WHEREAS**, the City Commission finds that the rezoning of the property described herein will be consistent with the City of Gainesville 2000-2010 Comprehensive Plan upon the adoption of City of Gainesville Ordinance No. 080026; and

**WHEREAS**, at least ten (10) days notice has been given of the public hearing once by publication in a newspaper of general circulation notifying the public of this proposed ordinance

1 and of a public hearing in the City Commission meeting room, First Floor, City Hall, in the City  
2 of Gainesville; and

3 **WHEREAS**, pursuant to law, notice has also been given by mail to the owner whose  
4 property will be regulated by the adoption of this Ordinance, at least thirty (30) days prior to the  
5 date set for a public hearing on this ordinance; and

6 **WHEREAS**, the public hearing was held pursuant to the published and mailed notice  
7 described above at which hearing the parties in interest and all others had an opportunity to be  
8 and were, in fact, heard.

9 **NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE**  
10 **CITY OF GAINESVILLE, FLORIDA:**

11 **Section 1.** The Zoning Map Atlas of the City of Gainesville is amended by rezoning the  
12 following described property from the Alachua County zoning category of “Industrial services  
13 and manufacturing (MS) district” to the City of Gainesville zoning category “CON: Conservation  
14 district”:

15 See Legal Description attached hereto as Exhibit "A", and made a part  
16 hereof as if set forth in full.

17 **Section 2.** The City Manager is authorized and directed to make the necessary changes in  
18 the Zoning Map to comply with this Ordinance.

19 **Section 3.** If any word, phrase, clause, paragraph, section or provision of this ordinance  
20 or the application hereof to any person or circumstance is held invalid or unconstitutional, such  
21 finding shall not affect the other provisions or applications of the ordinance which can be given

1 effect without the invalid or unconstitutional provisions or application, and to this end the  
2 provisions of this ordinance are declared severable.

3 **Section 4.** All ordinances, or parts of ordinances, in conflict herewith are to the extent of  
4 such conflict hereby repealed.


5 **Section 5.** This ordinance shall become effective immediately upon final adoption;  
6 however, the rezoning shall not become effective until the amendment to the City of Gainesville  
7 2000-2010 Comprehensive Plan adopted by Ordinance No. 080026 becomes effective as  
8 provided therein.

9 **PASSED AND ADOPTED** this 2<sup>nd</sup> day of October, 2008.

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11 \_\_\_\_\_  
12 PEGEEN HANRAHAN, Mayor

13  
14 ATTEST:

Approved as to form and legality:

15  
16   
17 \_\_\_\_\_  
18 KURT LANNON,  
19 CLERK OF THE COMMISSION

20 By   
21 \_\_\_\_\_  
22 MARION J. RADSON, CITY ATTORNEY  
23 OCT - 2 2008

24 This ordinance passed this 2<sup>nd</sup> day of October, 2008.  
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LEGAL DESCRIPTION  
AREA 2  
PARCEL # 17731-002-000

A TRACT OF LAND SITUATED IN THE SOUTHWEST ¼ OF THE NORTHWEST ¼  
OF SECTION 30, TOWNSHIP 9 SOUTH, RANGE 21 EAST ALACHUA COUNTY,  
FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SECTION 30, TOWNSHIP 9  
SOUTH, RANGE 21 EAST AND RUN SOUTH 00° 17' 40" EAST ALONG THE WEST  
LINE OF SAID SECTION 2094.288 FEET TO SOUTHWEST CORNER OF TAX  
PARCEL NUMBER 17732-002-000 AND THE POINT OF BEGINNING; THENCE  
RUN SOUTH 89° 48' 40" EAST 474.95 FEET TO THE SOUTHEAST CORNER OF  
TAX PARCEL NUMBER 17732-002-000 AND THE EXISTING CITY OF GAINESVILLE  
LIMIT LINE; THENCE RUN NORTH 00° 20' 36" WEST 177.272 FEET ALONG THE  
EAST LINE OF SAID TAX PARCEL AND EXISTING CITY LIMIT LINE TO THE  
NORTHEAST CORNER OF SAID TAX PARCEL; THENCE RUN NORTH 89° 46' 09"  
WEST ALONG THE NORTH LINE OF SAID TAX PARCEL AND EXISTING CITY LIMIT  
LINE 474.95 FEET TO THE WEST LINE OF SAID TAX PARCEL AND THE WEST LINE  
OF SECTION 30; THENCE RUN SOUTH 00° 17' 40" EAST ALONG SAID WEST  
LINES AND EXISTING CITY LIMIT LINE AND THE SOUTHERLY EXTENSION  
THEREOF 178.236 FEET TO THE POINT OF BEGINNING.

