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3 **ORDINANCE NO. 110800**

4 **An ordinance amending the Special Area Plan for College Park in the City of**
5 **Gainesville Land Development Code; by deleting and replacing the “Master**
6 **Plan & Regulating Plan for New Construction” map to reflect an amended**
7 **building type for property located in the vicinity of 515 NW 13th Terrace, as**
8 **more specifically described in this ordinance, from Type III – House to Type**
9 **I – Shopfront/Office/Apartment; providing directions to the codifier;**
10 **providing a severability clause; providing a repealing clause; and providing**
11 **an effective date.**

12
13 **WHEREAS**, publication of notice of a public hearing was given that the College Park
14 Special Area Plan (SAP) “Master Plan & Regulating Plan for New Construction” map in the City
15 of Gainesville Land Development Code be amended by changing certain property from Type III –
16 House to Type I – Shopfront/Office/Apartment ; and

17 **WHEREAS**, notice was given and publication made as required by law and a public
18 hearing was then held by the City Plan Board on February 23, 2012; and

19 **WHEREAS**, at least ten (10) days notice has been given once by publication in a
20 newspaper of general circulation notifying the public of this proposed ordinance and of a public
21 hearing in the City Commission Meeting Room, First Floor, City Hall, City of Gainesville; and

22 **WHEREAS**, the public hearing was held pursuant to the published notice described
23 above at which hearing the parties in interest and all others had an opportunity to be and were, in
24 fact, heard; and

25 **WHEREAS**, the City Commission finds that the College Park SAP map amendment will
26 be consistent with the City of Gainesville Comprehensive Plan upon the adoption of City of
27 Gainesville Ordinance No. 110798.

28 **NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION**
29 **OF THE CITY OF GAINESVILLE, FLORIDA:**

1 **Section 1.** The College Park Special Area Plan (SAP) “Master Plan & Regulating Plan
2 for New Construction” map in the City of Gainesville Land Development Code is deleted and
3 replaced to reflect an amended building type for the following property from Type III – House to
4 Type I – Shopfront/Office/Apartment:

5
6 See legal description attached as Exhibit “A” and made a part hereof as if
7 set forth and made a part hereof as if set forth in full. The location of the
8 property is shown on Exhibit “B” for visual reference. In the event of
9 conflict or inconsistency, Exhibit “A” shall prevail over Exhibit “B.”
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12 **Section 2.** It is the intention of the City Commission that the provisions of Section 1 of
13 this ordinance shall become and be made a part of the Code of Ordinances of the City of
14 Gainesville, Florida.

15 **Section 3.** If any word, phrase, clause, paragraph, section or provision of this ordinance
16 or the application hereof to any person or circumstance is held invalid or unconstitutional, such
17 finding shall not affect the other provisions or applications of this ordinance that can be given
18 effect without the invalid or unconstitutional provisions or application, and to this end the
19 provisions of this ordinance are declared severable.

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

22 **Section 5.** This ordinance shall become effective immediately upon adoption; however,
23 the map amendment shall not become effective until the amendment to the City of Gainesville
24 Comprehensive Plan adopted by Ordinance No. 110798 becomes effective as provided therein.
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PASSED AND ADOPTED this 7th day of June, 2012.


CRAIG LOWE
MAYOR

ATTEST:

Approved as to form and legality


KURT M. LANNON
CLERK OF THE COMMISSION


MARION J. RADSON
CITY ATTORNEY

JUN 7 2012

This ordinance passed on first reading this 17th day of May, 2012.

This ordinance passed on second reading this 7th day of June, 2012.

LEGAL DESCRIPTION

Tax Parcel 15239-000-000

Lots 3 and 4, Block G of WESTFIELD, a subdivision as per plat thereof in Plat Book "A", page 67 of the Public Records of Alachua County, Florida.

Exhibit "A"
to Ordinance No. 110800

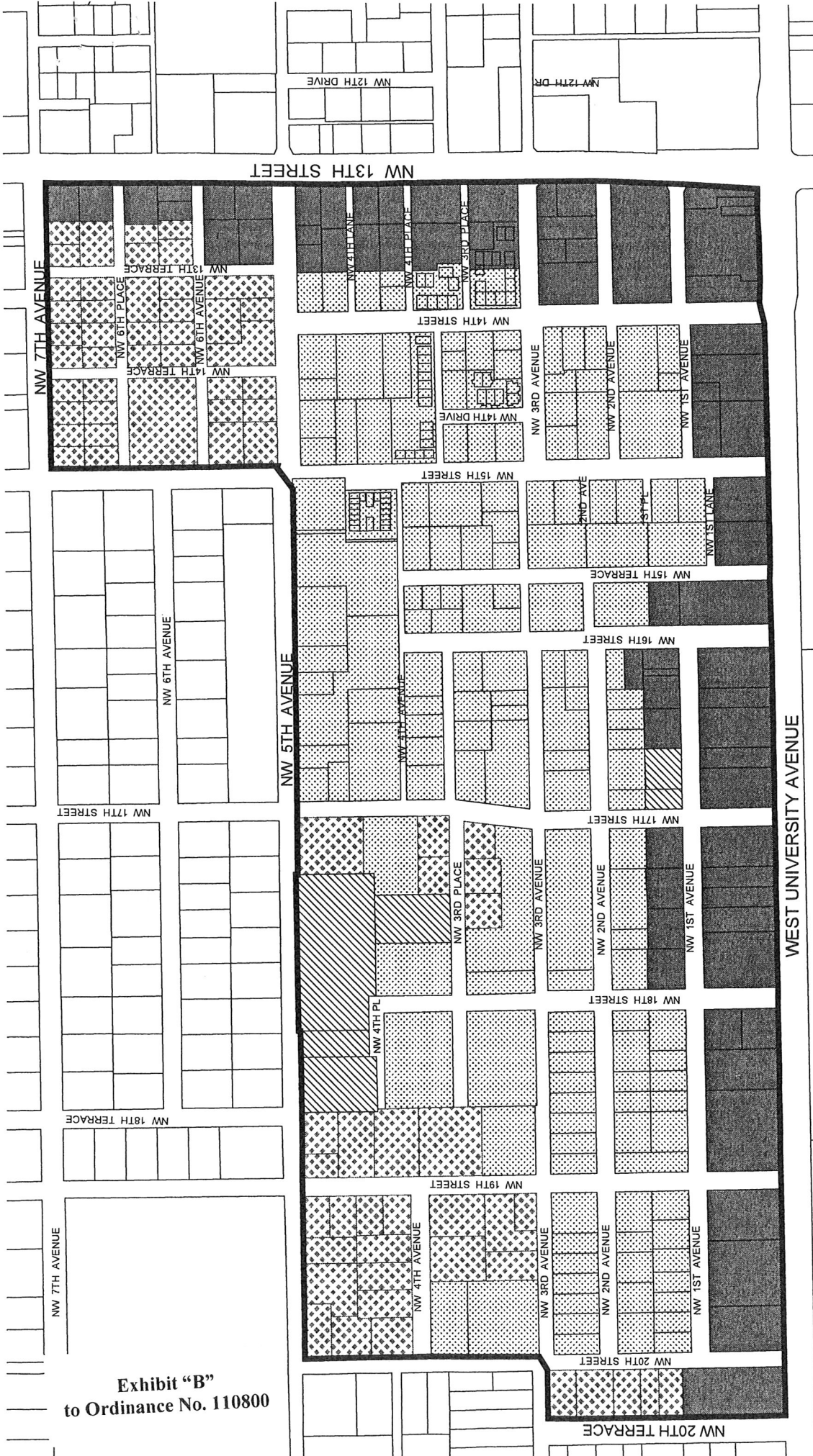







Exhibit "B"
to Ordinance No. 110800

College Park

Master Plan & Regulating Plan for New Construction

-  Type I - Shopfront/Office/Apartment
-  Type II - Apartment/House
-  Type III - House
-  Type IV - Civic
-  Collee Park Boundary



150 75 0 150 Feet

City of Gainesville, FL
Prepared by the
Dept of Community Development
March 2012