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**WHEREAS**, publication of notice of a public hearing was given that the Future Land Use Element Map Series, the Transportation Mobility Element Map Series, and the Concurrency Management Element Map Series, be amended by adding four parcels of land and incorporating them into certain Transportation Concurrency Exception Area (TCEA) Zones, as more specifically described in this ordinance; and

**WHEREAS**, pursuant to law, an advertisement no less than two columns wide by 10 inches long was placed in a newspaper of general circulation notifying the public of this proposed ordinance and of the public hearing to be held at the transmittal stage in the City Commission Meeting Room, First Floor, City Hall, in the City of Gainesville at least seven (7) days after the day the first advertisement was published; and

1       **WHEREAS**, pursuant to law, after the public hearing at the transmittal stage, the City of  
2       Gainesville transmitted copies of this proposed change to the Reviewing Agencies and any other  
3       local government unit or state agency that requested same; and

4       **WHEREAS**, a second advertisement no less than two columns wide by 10 inches long  
5       was placed in the aforesaid newspaper notifying the public of the second public hearing to be  
6       held at the adoption stage at least five (5) days after the day the second advertisement was  
7       published; and

8       **WHEREAS**, the public hearings were held pursuant to the published notices described  
9       above at which hearings the parties in interest and all others had an opportunity to be and were,  
10      in fact, heard; and

11      **WHEREAS**, prior to adoption of this ordinance, the City Commission has considered  
12      written comments, if any were received, concerning this plan amendment.

13      **NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE**  
14      **CITY OF GAINESVILLE, FLORIDA:**

15      **Section 1.** The Future Land Use Element Map Series, Transportation Concurrency  
16      Exception Area, of the City of Gainesville Comprehensive Plan is amended as shown on the map  
17      attached hereto as Exhibit A-1:

18             See map attached hereto as Exhibit "A-1" and made a part hereof as if set forth in  
19             full.

20      **Section 2.** The Transportation Mobility Element Map Series, Transportation Concurrency  
21      Exception Area, of the City of Gainesville Comprehensive Plan is amended as shown on the map  
22      attached hereto as Exhibit A-2:

23             See map attached hereto as Exhibit "A-2" and made a part hereof as if set forth in  
24             full.

1           **Section 3.** The Concurrency Management Element Map Series, Transportation  
2   Concurrency Exception Area, of the City of Gainesville Comprehensive Plan is amended as shown  
3   on the map attached hereto as Exhibit A-3:

4           See map attached hereto as Exhibit "A-3" and made a part hereof as if set forth in  
5           full.

6           **Section 4.** The City Manager is authorized and directed to make the necessary changes in  
7   maps and other data in the City of Gainesville Comprehensive Plan, or element, or portion thereof  
8   in order to comply with this ordinance.

9           **Section 5.** Within 10 days of the transmittal (first) hearing, the City Manager is authorized  
10   and directed to transmit a comprehensive plan amendment package, including this ordinance, to the  
11   Reviewing Agencies and to any other local government unit or state agency that has filed a written  
12   request for same with the City. Within 10 days of the adoption (second) hearing, the City Manager  
13   is authorized and directed to transmit a comprehensive plan amendment package, including this  
14   ordinance, to the State Land Planning Agency and to any other Reviewing Agency, local  
15   government unit or state agency that filed written comments with the City.

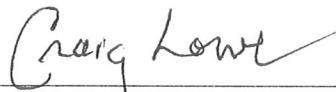
16          **Section 6.** If any word, phrase, clause, paragraph, section or provision of this ordinance  
17   or the application hereof to any person or circumstance is held invalid or unconstitutional, such  
18   finding shall not affect the other provisions or applications of the ordinance which can be given  
19   effect without the invalid or unconstitutional provisions or application, and to this end the  
20   provisions of this ordinance are declared severable.

21          **Section 7.** All ordinances, or parts of ordinances, in conflict herewith are to the extent of  
22   such conflict hereby repealed.

23          **Section 8.** This ordinance shall become effective immediately upon passage on second  
24   reading; however, the effective date of this plan amendment, if the amendment is not timely

1 challenged, shall be 31 days after the State Land Planning Agency notifies the City that the plan  
2 amendment package is complete in accordance with Chapter 163.3184, F.S. If timely challenged,  
3 this amendment shall become effective on the date the State Land Planning Agency or the  
4 Administration Commission enters a final order determining this adopted amendment to be in  
5 compliance in accordance with Chapter 163.3184, F.S. No development orders, development  
6 permits, or land uses dependent on this amendment may be issued or commenced before this plan  
7 amendment has become effective.


8 **PASSED AND ADOPTED** this 5th day of January, 2012.

9  
10   
11 \_\_\_\_\_  
CRAIG LOWE, MAYOR

12 ATTEST:

APPROVED AS TO FORM AND LEGALITY:

13   
14 \_\_\_\_\_  
15 KURT M. LANNON  
16 CLERK OF THE COMMISSION

17   
18 \_\_\_\_\_  
MARION J. RADSON  
CITY ATTORNEY

JAN - 5 2012

18 This Ordinance passed on first reading on this 20th day of October, 2011.

19 This Ordinance passed on second reading this 5th day of January, 2012.

# FUTURE LAND USE ELEMENT MAP SERIES

Transportation Concurrency  
Exception Area

PB-11-36 LUC

## Legend

-  Transportation Concurrency  
Exception Area
-  Gainesville City Limits

**City of Gainesville  
Gainesville, Florida**

Prepared by the Planning and  
Development Services Department  
April 2011

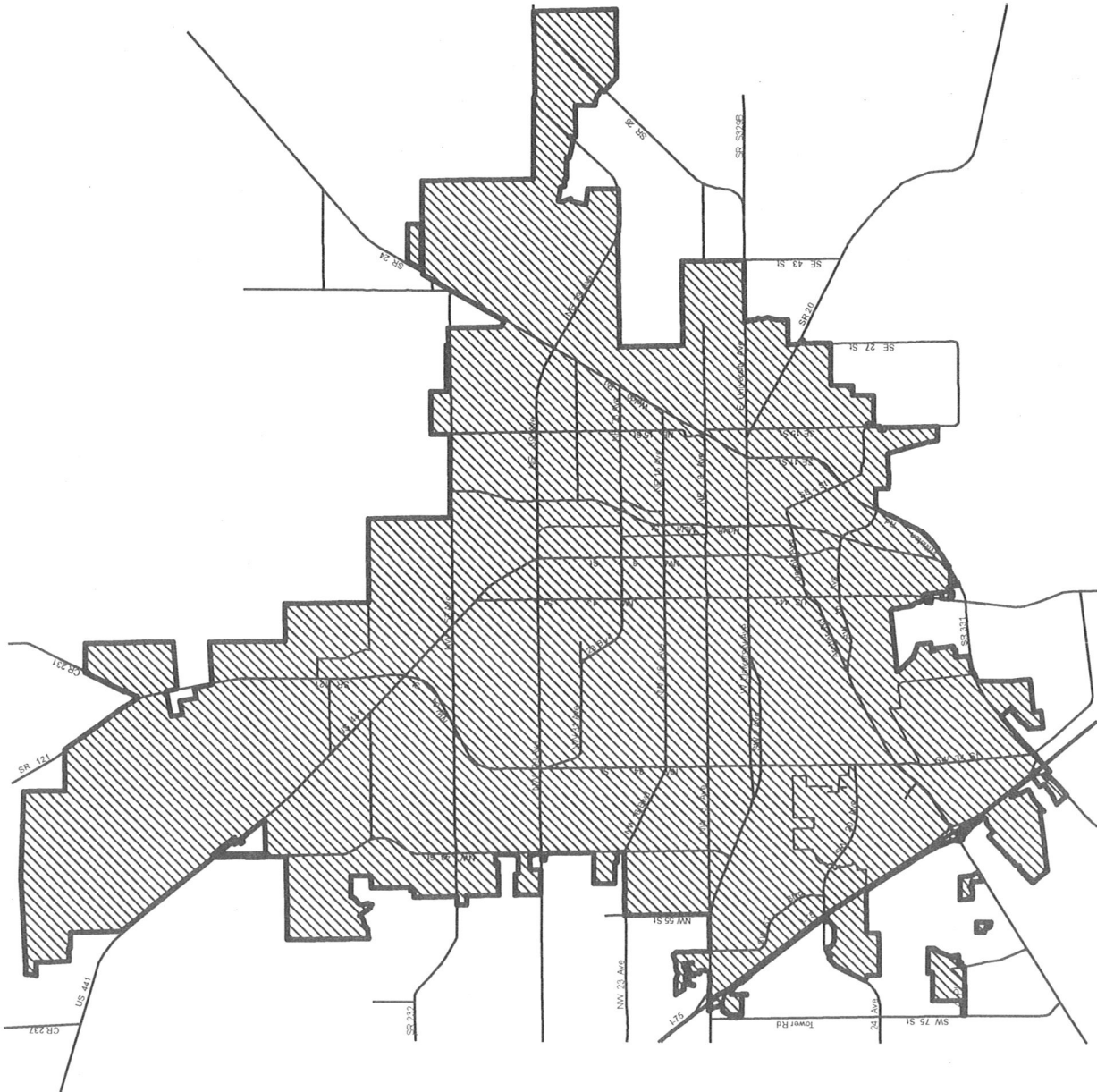


Exhibit A-2: Transportation Mobility Map Series

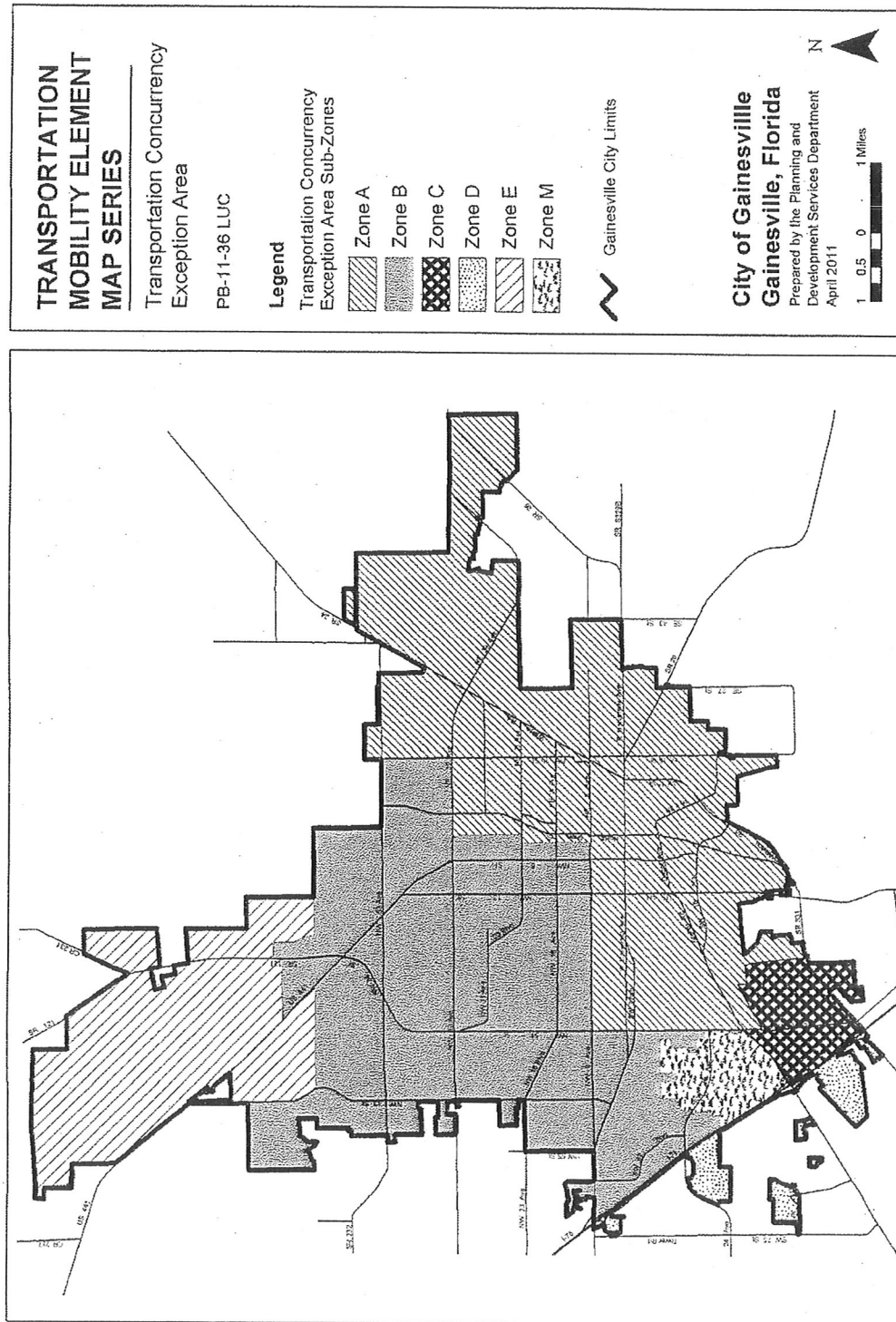
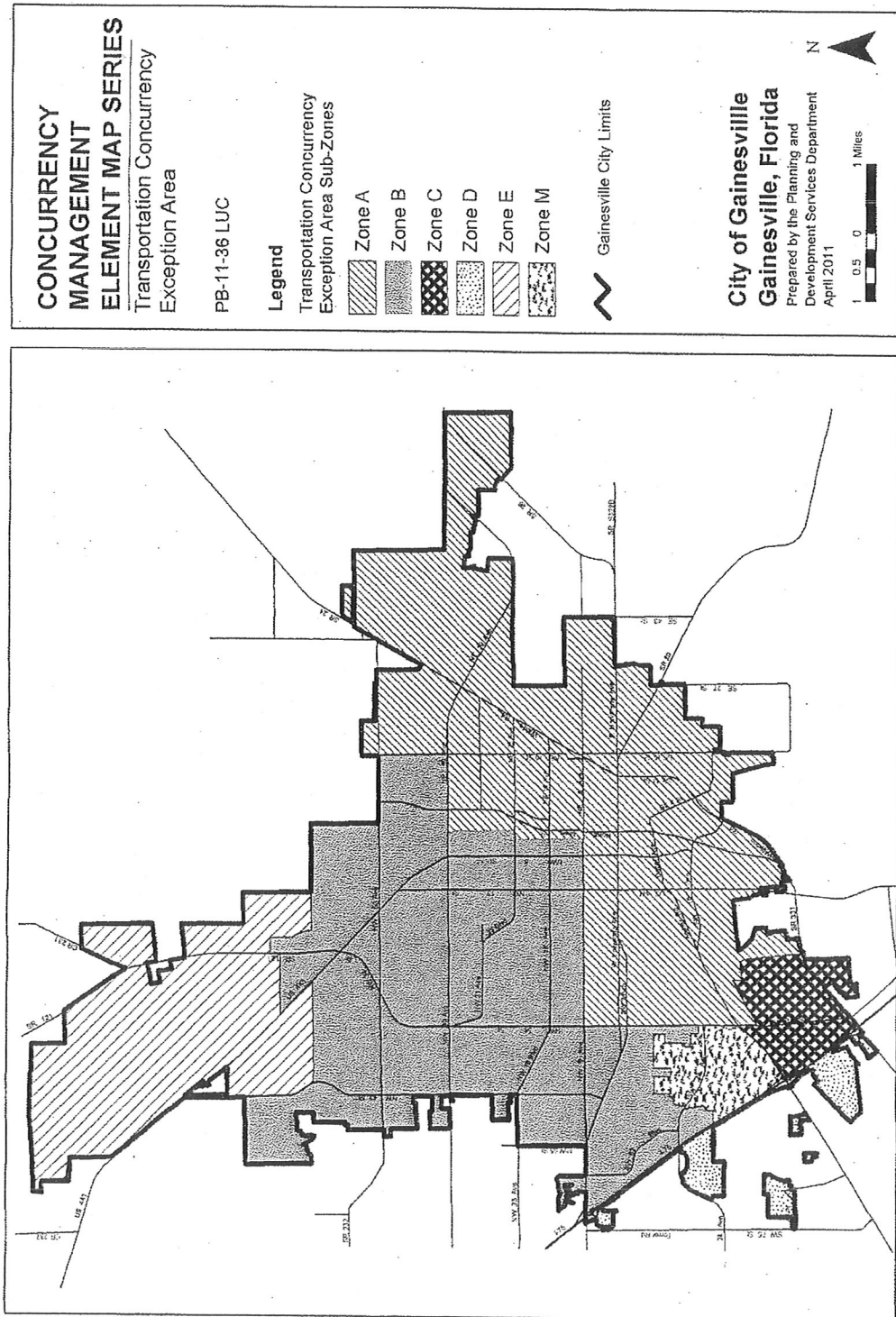


Exhibit A-3: Concurrency Management Element TCEA Map



Revised 11/22/04, Ord 030756  
Revised 11/15/05, Ord 031252  
Revised 12/17/09, Ord 090185