

City of
Gainesville

PB-21-00116 LUC
Land Use Change

Department of Sustainable Development
Juan Castillo
1/6/2022



Land Use Change

Large Scale

Location: South of Finley Woods, South of City boundary, west of SW Williston Rd.

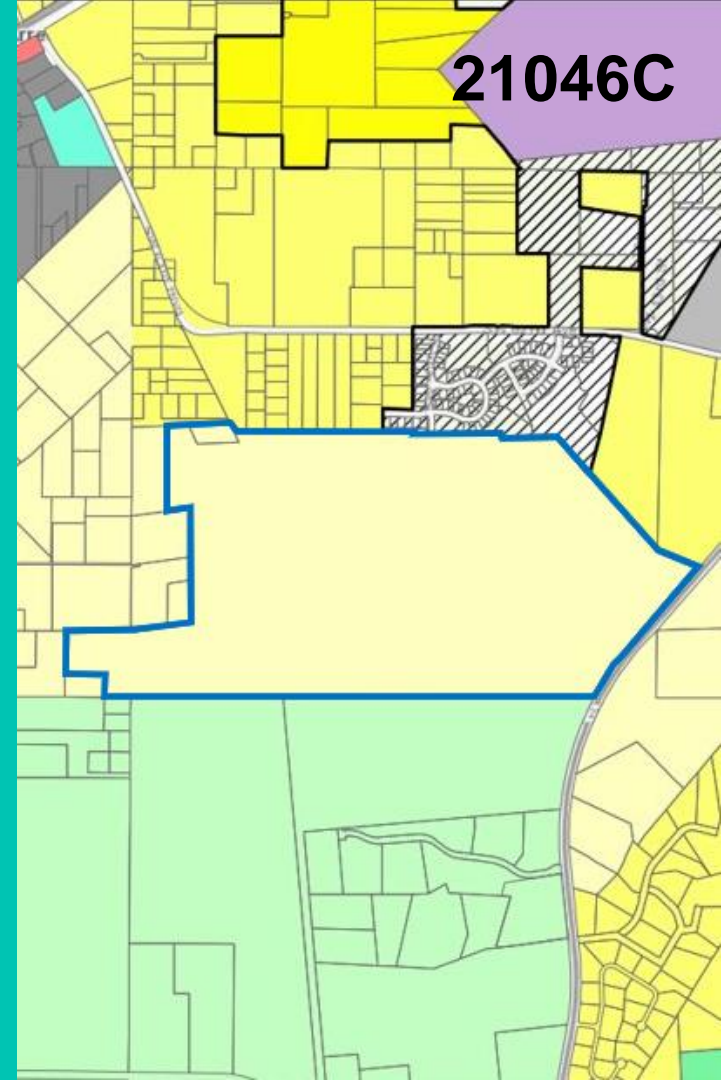
Current Use: Vacant

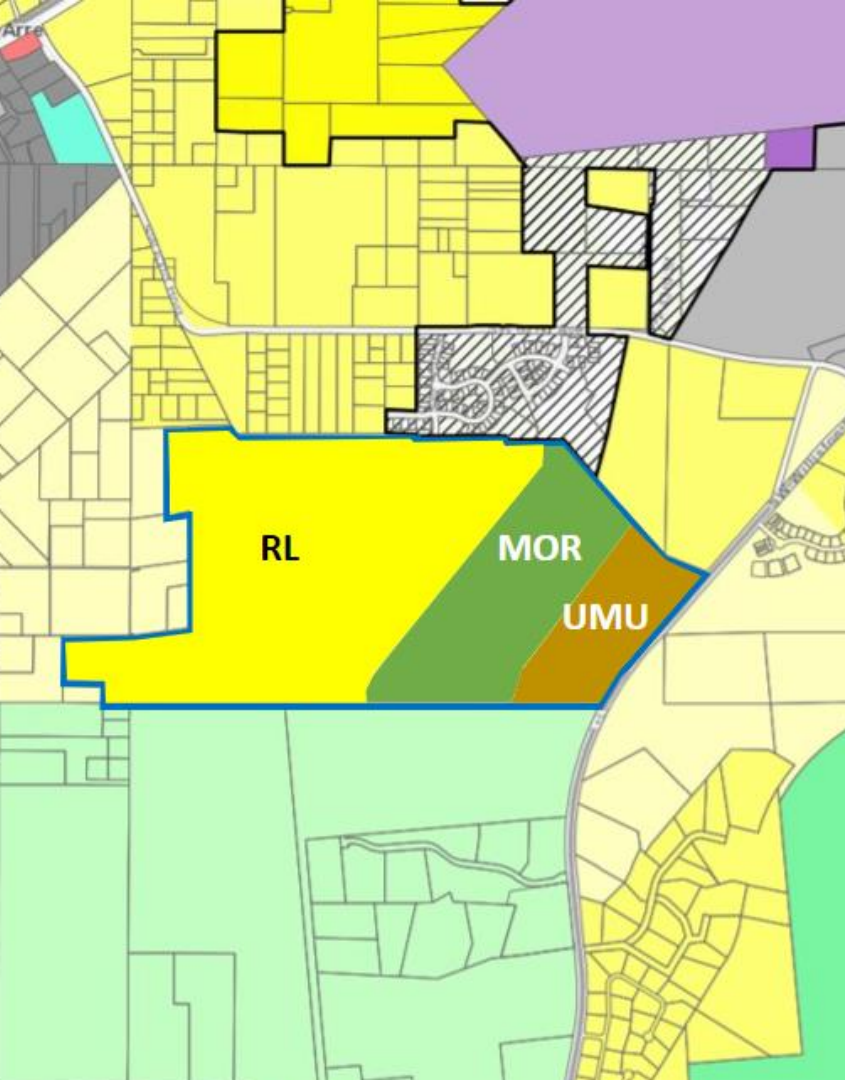
Property Size: approximately 283 acres

Current Land Use: Alachua County Estate Residential

Proposed Land Use: City of Gainesville Residential Low, Mixed Use office residential, and Urban Mixed-Use.

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Staff Recommendation: Approval

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Meets Review Criteria

1. Consistency with the Comprehensive Plan
2. Compatibility and surrounding land uses
3. Environmental impacts and constraints
4. Support for urban infill and redevelopment
5. Impacts on affordable housing
6. Impacts on the transportation system
7. Availability of facilities and services
8. Need for the additional acreage in the proposed future land use category
9. Discouragement of urban sprawl
10. Need for job creation, capital investment, and economic development to strengthen and diversify the City's economy
11. Need to modify land use categories and development patterns within antiquated subdivisions

Date	Action
9/30/21	Petition heard by City Plan Board
1/6/22	Petition heard by City Commission
1/20/22	Second reading of petition/ordinance

Thank You

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