



Legislation Details (With Text)

File #:	990714	Version:	1	Name:	Planned Development Amendment - Naylor Publications (B)
Type:	Ordinance	Status:		Status:	Passed
File created:	1/10/2000	In control:		In control:	City Attorney
On agenda:		Final action:		Final action:	1/24/2000

Title: PLANNED DEVELOPMENT AMENDMENT (NAYLOR PUBLICATIONS) (B) Ordinance No. 0-00-31, Petition No. 171PDA-99PB An Ordinance of the City of Gainesville, Florida; amending the Planned Development commonly known as the "Naylor Publications, Inc." as originally adopted by Ordinance No. 980213; by extending the time frame for obtaining a final development order for one additional year from December 10, 1999 to December 10, 2000; located in the vicinity of the 5900 block of Northwest 1st Place; providing a severability clause; providing a repealing clause; and providing an immediate effective date.

Sponsors:

Indexes:

Code sections:

Attachments: 1. 990714_b Second Reading Ordinance No. 0-00-31, Petition No. 171PDA-99PB_20010101, 2. 990714_First Reading Ordinance No. 0-00-31, Petition No. 171PDA-99PB_20010101, 3. 990714_a Second Reading Ordinance No. 0-00-31, Petition No. 171PDA-99PB_20010101

Date	Ver.	Action By	Action	Result
1/24/2000	1	City Commission	Adopted on Final Reading (Ordinance)	Pass
1/10/2000	1	City Commission	Approved (Petition) and Adopted on First Reading (Ordinance)	Pass

PLANNED DEVELOPMENT AMENDMENT (NAYLOR PUBLICATIONS) (B)

Ordinance No. 0-00-31, Petition No. 171PDA-99PB

An Ordinance of the City of Gainesville, Florida; amending the Planned Development commonly known as the "Naylor Publications, Inc." as originally adopted by Ordinance No. 980213; by extending the time frame for obtaining a final development order for one additional year from December 10, 1999 to December 10, 2000; located in the vicinity of the 5900 block of Northwest 1st Place; providing a severability clause; providing a repealing clause; and providing an immediate effective date.

The City Commission adopt the proposed ordinance.

STAFF REPORT

The applicant has requested a one-year extension of the deadline for obtaining a final development order from December 10, 1999 to December 10, 2000. Approval of the one-year extension would afford Naylor Publications the necessary time to fully implement their plans for expansion.

Naylor Publications currently occupies a 20,000-square-foot office building, located at 5931 Northwest First Place, in Windsor Park. This office park is located along the east side of Northwest 62nd Street, just south of the Terwilliger Elementary School and east of the Oaks Mall.

Ordinance No. 980213 (Petition 117PDV-98PB), approved on November 9, 1998, authorized the rezoning of the subject property from "RSF-1" to "Planned Development." The application for rezoning was to allow Naylor to construct an office building and associated parking facilities in order to expand their facilities to accommodate the company's continued growth. However, due to the "lack of workforce currently available in the Gainesville area," Naylor has, to date, been unable to hire the "volume of personnel needed in association with an expansion."

The Plan Board reviewed the petition and recommends approval.

Public notice was published in the Gainesville Sun on November 2, 1999. Letters were mailed to surrounding property owners on November 3, 1999. The Plan Board held a public hearing November 18, 1999. Planning Division staff recommended that the Plan Board approve the petition. The Plan Board recommended that the City Commission approve Petition 171PDA-99 PB. Plan Board vote 7-0.