



Legislation Text

File #: 030457, **Version:** 1

ANNEXATION-NORTH FLORIDA REGIONAL DOCTOR'S OFFICE PARK, LOTS 1 & 22-26 (B)

ORDINANCE NO. 0-03-91

An Ordinance of the City of Gainesville, Florida, annexing a portion of the City of Gainesville Reserve Area Pursuant to Chapter 90-496, as amended by Chapter 91-382 and Chapter 93-347, Special Acts, Laws of Florida, known as the Alachua County Boundary Adjustment Act; making certain findings; including within the corporate limits of the City of Gainesville, Florida, that certain compact and contiguous area described as Lots 1 and 22 through 26 of North Florida Regional Doctor's Office Park located in the vicinity of NW 64th Terrace and NW 9th Boulevard; providing for inclusion of the area in Appendix I of the City Charter; providing for land use and zoning regulations; providing for persons engaged in any occupation, business trade or profession within the area; providing directions to the City Manager and Clerk of the Commission; providing a severability clause; and providing an immediate effective date.

The City Commission adopt the proposed ordinance.

The adoption of an annexation ordinance is the final stage in the annexation process under the provisions of the Alachua County Boundary Adjustment Act. On Monday, August 11, 2003, at a regular city commission meeting, the City Commission received and accepted the petitions for voluntary annexation, and determined that the petitions bore the signatures of the owners of the property subject to this annexation, which is Lots 1, 22, 23, 24, 25 and 26 of North Florida Regional Doctor's Office Park. On May 13, 2002 and June 10, 2002, the City Commission held advertised public hearings and adopted the Urban Services Report as mandated by the Boundary Adjustment Act.

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The annexation ordinance proposes to annex a contiguous, compact, unincorporated portion of the reserve area. The Boundary Adjustment Act requires the ordinance to be adopted as a nonemergency ordinance and to include one reasonably compact area.

In the Ordinance the City Commission makes certain findings of fact related to the area proposed for annexation. The area must meet certain standards as required by the Boundary Adjustment Act. In this regard, your attention is drawn to Section 1 of this Ordinance and the presentation by the City Manager.

The Alachua County land use plan and zoning or subdivision regulations will remain in effect until the area is rezoned by the City and a comprehensive plan amendment that includes the annexed area is adopted. During the interim period, the City may rezone properties in the annexed area to an Alachua County Zoning classification/category that conforms to the Alachua County Comprehensive Plan.

This ordinance previously had two public hearings. However, it has come to the attention of staff that the second required annexation advertisement (of two) was not published in the Gainesville Sun prior to second reading. Therefore, the notice of ordinance has been published for two consecutive weeks and will again have two public hearings. Should the Commission adopt the ordinance on first reading, the second and final reading will be held on Monday, December 8, 2003.