



## Legislation Text

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**File #:** 200882., **Version:** 4

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### **Land Use Change - 7.1 Acres of Property Located at 4315 NW 23rd Avenue (B)**

Ordinance No. 200882

An ordinance of the City of Gainesville, Florida, amending the Future Land Use Map of the Comprehensive Plan by overlaying the Planned Use District (PUD) land use category on approximately 7.1 acres of property generally located at 4315 NW 23rd Avenue, as more specifically described in this ordinance; providing land development regulations; providing directions to the City Manager; providing a severability clause; providing a repealing clause; and providing an effective date.

The City Commission adopt the proposed ordinance.

#### STAFF REPORT

This ordinance amends the Future Land Use Map of the Comprehensive Plan by overlaying the Planned Use District (PUD) land use category on approximately 7.1 acres of property generally located at 4315 NW 23rd Avenue. This proposed amendment to the Comprehensive Plan qualifies as a small-scale development amendment, and therefore the City Commission may adopt the ordinance with a single public hearing.

This ordinance will become effective immediately upon adoption. However, the effective date of this amendment to the City of Gainesville Comprehensive Plan, if not timely challenged, will be 31 days after adoption. If challenged within 30 days after adoption, this amendment will become effective on the date the state land planning agency or the Administration Commission issues a final order determining the amendment to be in compliance with Chapter 163, Florida Statutes. No development orders, development permits, or land uses dependent on this Comprehensive Plan amendment may be issued or commenced before this amendment has become effective.