



City of Gainesville

City Hall
200 East University Avenue
Gainesville, Florida 32601

Legislation Text

File #: 980729, Version: 0

Legislative Matter No. 980729. (Formal Quasi-Judicial) Petition 210LUC-98 PB. Brown and Cullen, Inc., agent for Collier Venture One, LP. Amend the City of Gainesville Future Land Use Map of the Comprehensive Plan 1991-2001 from CON (Conservation) to RM (Residential Medium Density, 10-30 units per acre). Located in the vicinity of the 1200 block of N.W. 21st Avenue. Related to Petition 211ZON-98 PB.

The subject parcel is 0.65 acres in size and is located in the vicinity of the 1200 block of N.W. 21st Avenue. The parcel adjacent to the south carries a Single-Family (up to 8 units per acre) land use. The parcel to the east carries an RM (Residential Medium Density, 10-30 units per acre) land use. The parcel adjacent to the north carries an O (Office) land use. The parcel adjacent to the west carries an MU-L (Mixed Use Low, 10-30 units per acre) land use.

The subject parcel was designated as Conservation land use to serve as a buffer between the rear parking area of an existing car dealership and future multi-family development to the east. The purpose of this application is to facilitate a unified development with the seven-acre parcel to the east by incorporating the buffer strip as part of the parcel to the east with the same land use designation.

The Plan Board reviewed the minutes of the 1986 and 1989 Plan Board hearings on the land use designation of this property. The Board found that considerable thought went into the previous decision. The Plan Board felt that the past decision made by the City should not be changed. The Plan Board recommends denial of the petition.

Public notice was published in the Gainesville Sun on November 3, 1998. Letters were mailed to surrounding property owners on November 4, 1998. The Plan Board held a public hearing November 19 and November 30, 1998.

None

City Plan Board to City Commission - The City Commission deny Petition 210LUC-98 PB. Plan Board vote 6-1.

Staff to Plan Board - Approve