



## Legislation Details (With Text)

**File #:** 211148. **Version:** 1 **Name:**  
**Type:** Staff Recommendation **Status:** Passed  
**File created:** 4/25/2022 **In control:** City Commission  
**On agenda:** 7/21/2022 **Final action:** 7/21/2022  
**Title:** Amend Future Land Use Map from Urban Mixed Use High (UMUH) to Planned Use District (PUD) (B)  
  
Petition PB-21-00219 LUC. CHW Inc., agent for CA Ventures (Applicant), request to amend the City of Gainesville Future Land Use Map from Urban Mixed Use High (10-100 units per acre and an additional 25 units per acre allowed by Special Use Permit) to Planned Use District. Located at the northwest corner of SW 2nd Avenue and SW 10th Street.

### Sponsors:

### Indexes:

### Code sections:

**Attachments:** 1. PB-21-00219\_LUC\_CA\_Ventures\_Final, 2.  
211148\_1026\_SW\_2nd\_Ave\_and\_SW\_10th\_St\_20220721

Date	Ver.	Action By	Action	Result
7/21/2022	1	City Commission	Approved as Recommended	

### Amend Future Land Use Map from Urban Mixed Use High (UMUH) to Planned Use District (PUD) (B)

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This petition proposes to change the land use designation of the subject properties from Urban Mixed Use High to Planned Use District to accommodate a proposed twelve story multi-family development that will include ten percent of available units set aside for workforce housing in perpetuity. The total land area of the project is 1.11 acres and is located at the northwest corner of SW 2<sup>nd</sup> Avenue and SW 10<sup>th</sup> Street.

The subject properties are surrounded by Mixed Use Residential (up to 75 units per acre), Urban Mixed Use High (10-100 units per acre and an additional 25 units per acre allowed by special use permit), and Urban Core (150 units per acre and an additional 25 units per acre allowed by special use permit) land use designations. The University Heights South Historic District wraps around to the north, west, and south of the subject properties.

### Strategic Connection

Goal 3: A Great place to live and experience.

Not Applicable

Staff recommends continue petition to September 15, 2022 City Commission Meeting.

City Plan Board recommended that the City Commission Deny this application at the April 28, 2022 City Plan Board meeting.