



Legislation Text

File #: 120210., Version: 2

REZONING - FOREST PARK - IN THE VICINITY OF 2000 SW 43RD STREET (B)

Ordinance No. 120210; Petition No. PB-12-38 ZON

An ordinance of the City of Gainesville, Florida, amending the Zoning Map Atlas by rezoning approximately 24.7 acres of property located in the vicinity of 2000 SW 43rd Street, as more specifically described in this ordinance, from Alachua County Conservation district (C-1) to City of Gainesville Conservation district (CON) and Public service and operations district (PS); establishing uses permitted by right and minimum setbacks; excepting the requirement of a preliminary development plan for the portion of the property zoned Public services and operations district (PS); providing directions to the City Manager; providing a severability clause; providing a repealing clause; and providing an immediate effective date.

The City Commission adopt the proposed ordinance.

PLANNING AND DEVELOPMENT SERVICES DEPARTMENT STAFF REPORT

This petition/ordinance rezones approximately 24.7 acres of property located in the vicinity of 2000 SW 43rd Street (on the southwest corner of SW 43rd Street and SW 20th Avenue) from Alachua County Conservation district (C-1) to the City of Gainesville Conservation district (CON) and Public services operations district (PS). The property includes Forest Park, a community park with active recreational facilities and an off-leash dog area. Also included is Alachua County Fire Rescue Station #19 and approximately 8.6 acres of environmentally sensitive land.

This rezoning, which is necessary to apply City zoning designations to property annexed in 2009, promotes the stable continuation of existing uses, is consistent with the Comprehensive Plan, and implements the City land use classifications of Public Facilities, Recreation and Conservation. The environmentally sensitive western portion of the property will be zoned CON, while the active recreation portion and the fire rescue station will be zoned PS. In addition, and in accordance with Section 30-75 of the Land Development Code, this petition/ordinance establishes uses by right and minimum setbacks for the portion of the property proposed to be zoned PS.

After public notice was published in the Gainesville Sun on April 10, 2012, the City Plan Board held a public hearing on May 24, 2012, and by a vote of 5-0, recommended approval of this petition. This petition, as approved by the Plan Board, does not require a preliminary development plan in conjunction with this rezoning.

CITY ATTORNEY MEMORANDUM

This ordinance requires two hearings.