



## City of Gainesville Agenda Report

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**File #:** 2022-536

**Agenda Date:** November 17, 2022

**Department:** City Attorney

**Title: Amend Future Land Use Map from Urban Mixed Use High (UMUH) to Planned Use District (PUD) 2022-536 (B)**

**Description:** Ordinance No. 2022-536: 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 1.11 acres of property generally located at the NW corner of the intersection of SW 2nd Avenue and SW 10<sup>th</sup> Street, 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.

Affiliated with O1: Rezone from Urban Transect Zone U9 to Planned Development (PD) 2022-537

**Explanation:** This ordinance will amend the Future Land Use Map of the Comprehensive Plan by overlaying the Planned Use District (PUD) land use category on approximately 1.11 acres of property located at the NW corner of the intersection of SW 2nd Avenue and SW 10<sup>th</sup> Street, (the property will retain its underlying land use category of Urban Mixed-Use High-Intensity (UMUH)). This ordinance was generated by an application of the private property owner. The City Plan Board held a public hearing on May 26, 2022, where it voted to deny the approval of this amendment to the Future Land Use Map of the Comprehensive Plan. 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.

Within 30 days following the City's adoption of this amendment to the Comprehensive Plan, any affected person may file a petition with the State Division of Administrative Hearings to request a hearing to challenge the amendment's compliance with Chapter 163, Florida Statutes. If not timely challenged, this amendment shall become effective 31 days after adoption. If timely challenged, this amendment shall become effective when the state land planning agency or the Administration Commission issues a final order determining that this amendment is in compliance with Chapter 163, Florida Statutes. No

development orders, development permits, or land uses dependent on this amendment may be issued or commenced before this amendment has become effective.

**Strategic Connection: N/A**

**Fiscal Note: N/A**

**Recommendation:**

The City Commission adopt the proposed ordinance.