

# Cost of 1,500 Sq.Ft. Home

	2020	2023
Purchase Price	\$213,000	\$319,500
Mortgage Payment	\$719	\$1,714



# Text Amendment – Substandard Lots

- **Allows certain lots to be deemed conforming even if they are “substandard”**
- **“Substandard” means the lot is less than 50% of the min. width or 80% of min. lot area for the zoning district**
- **Ensures “substandard” lots can only be developed where consistent with the existing development pattern:**
  - **Only within 500’ of two or more lots with an existing house that shares the same nonconformity**



# HEARTWOOD SUBDIVISION – 5' Side Setbacks

2.) BUILDING SETBACK REQUIREMENTS (MINIMUM) UNLESS OTHERWISE SHOWN:  
PRIMARY BUILDING (UNLESS OTHERWISE NOTED HEREON)  
FRONT 15 FEET      NOTE: LOTS 1, 2, 25, 28, 29, 30, 31, 32, 33 & 34 ARE AS NOTED ON EACH INDIVIDUAL LOT.  
SIDE 5 FEET  
REAR 20 FEET

### HEARTWOOD SUBDIVISION

SECTION 10, TOWNSHIP 10 SOUTH, RANGE 20 EAST  
CITY OF GAINESVILLE  
ALACHUA COUNTY, FLORIDA

HEARTWOOD SUBDIVISION  
SECTION 10, TOWNSHIP 10 SOUTH, RANGE 20 EAST  
CITY OF GAINESVILLE  
ALACHUA COUNTY, FLORIDA

APPROVED FOR RECORD BY THE CITY OF GAINESVILLE PLANNING DEPARTMENT ON 12-15-17

APPROVED FOR RECORD BY THE CITY OF GAINESVILLE PLANNING DEPARTMENT ON 01-19-2018

APPROVED FOR RECORD BY THE CITY OF GAINESVILLE PLANNING DEPARTMENT ON 01-19-2018

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George F. Young, Inc.

### HEARTWOOD SUBDIVISION

SITUATED IN SECTION 10, TOWNSHIP 10 SOUTH, RANGE 20 EAST  
CITY OF GAINESVILLE  
ALACHUA COUNTY, FLORIDA

SOUTHEAST 8TH AVENUE - 60' WIDE RIGHT OF WAY

LOT NO.	AREA (SQ. FT.)	AREA (AC.)	OWNER
1	...	...	...
2	...	...	...
...	...	...	...
34	...	...	...

George F. Young, Inc.