



**Rezoning & Small-Scale Land Use Map
Amendment
'Gainesville 60' Property**

Neighborhood Workshop September 19, 2022

Meeting Guidelines

- This meeting is informational only
- It is required as a part of the City review process

- You have been muted upon entering
- If you have a question, either:
 - Unmute yourself to speak
 - Type your question in the chat box

↓ UNMUTE/MUTE

↓ CHAT



Mute



Stop Video



Participants



Chat



Share Screen



Record



Reactions

Agenda

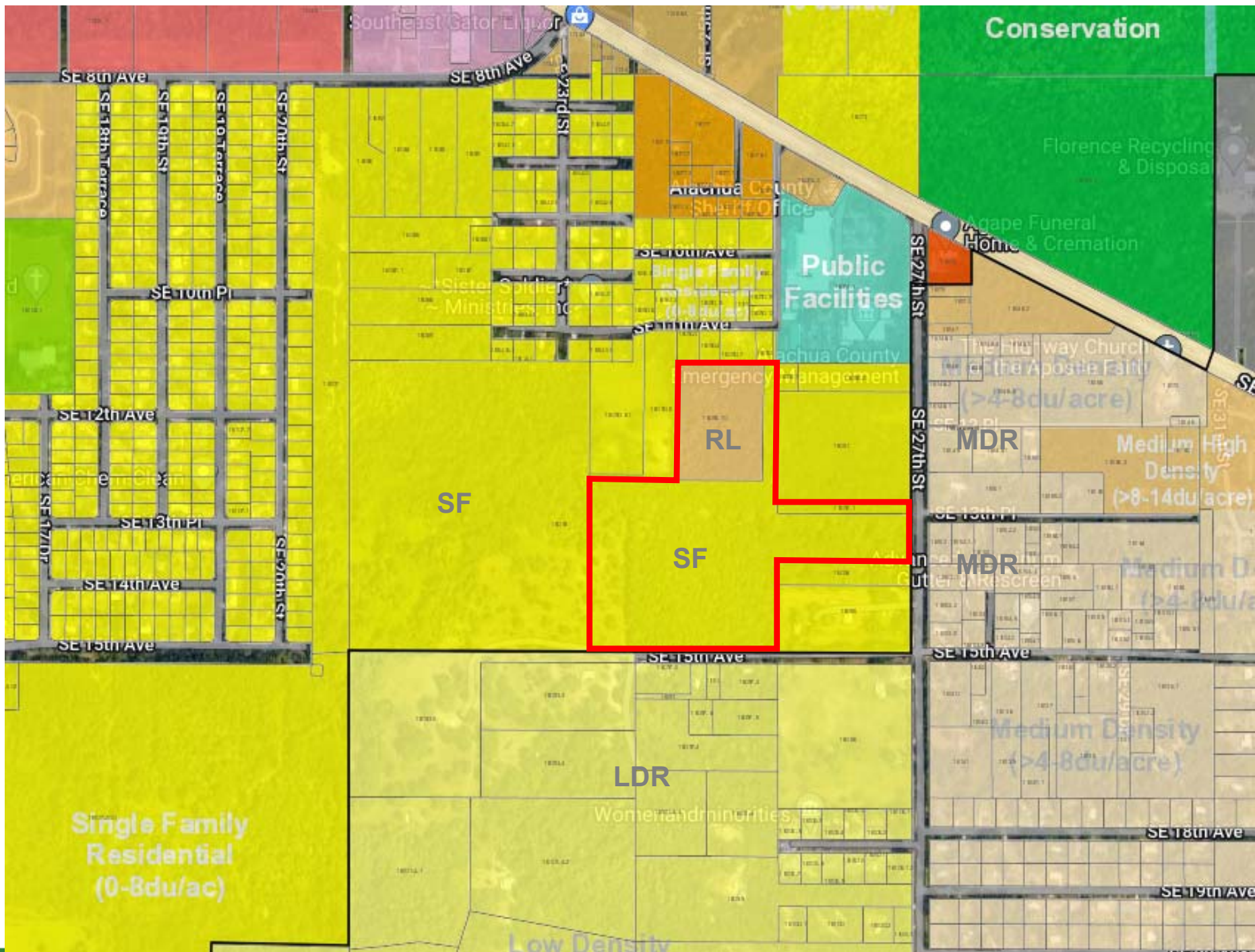
- Introductions
- Property Location
- Property Description
- Existing Zoning & Land Use
- Proposed Zoning & Land Use Changes
- Next Steps
- Contact Information
- Questions



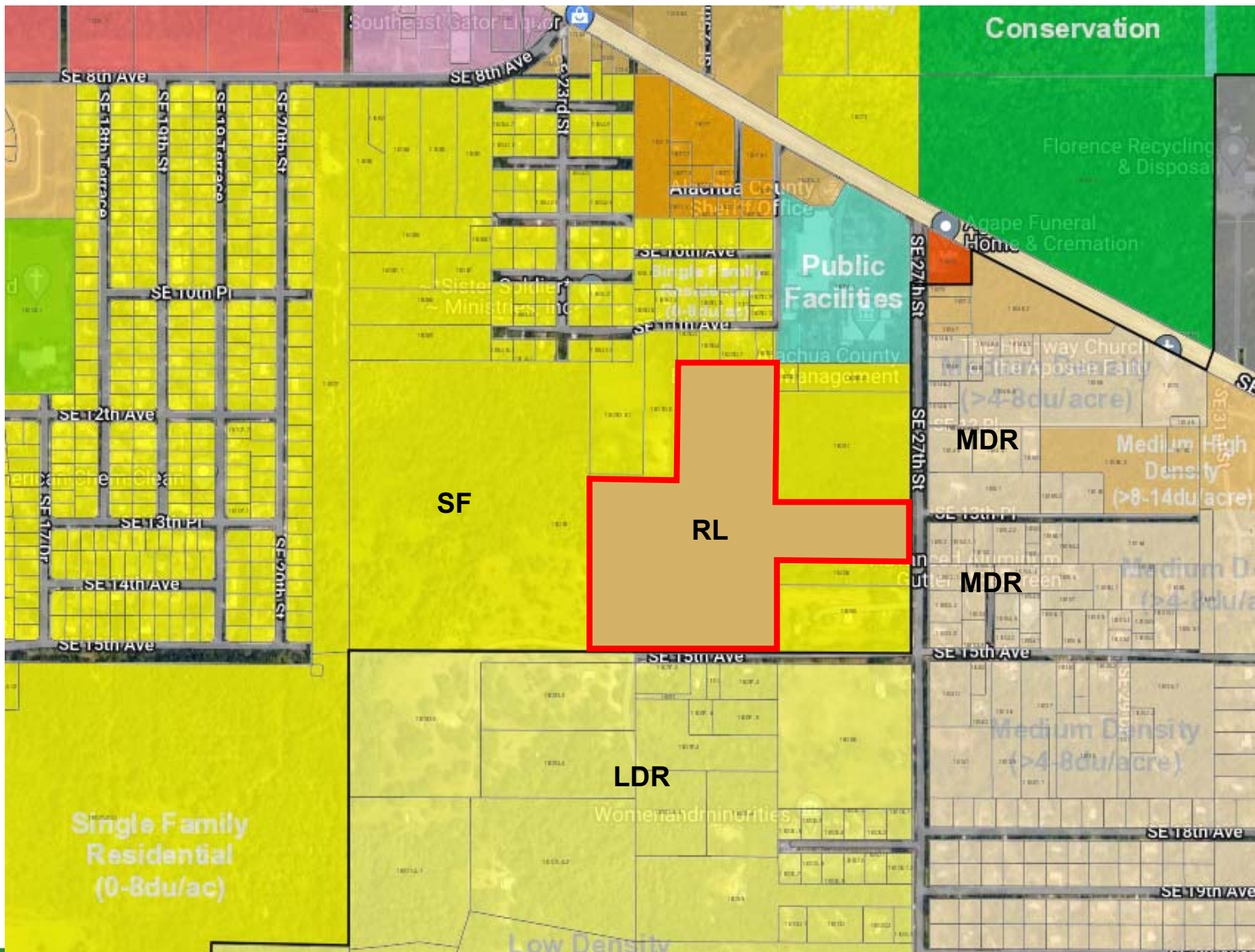


Property Description

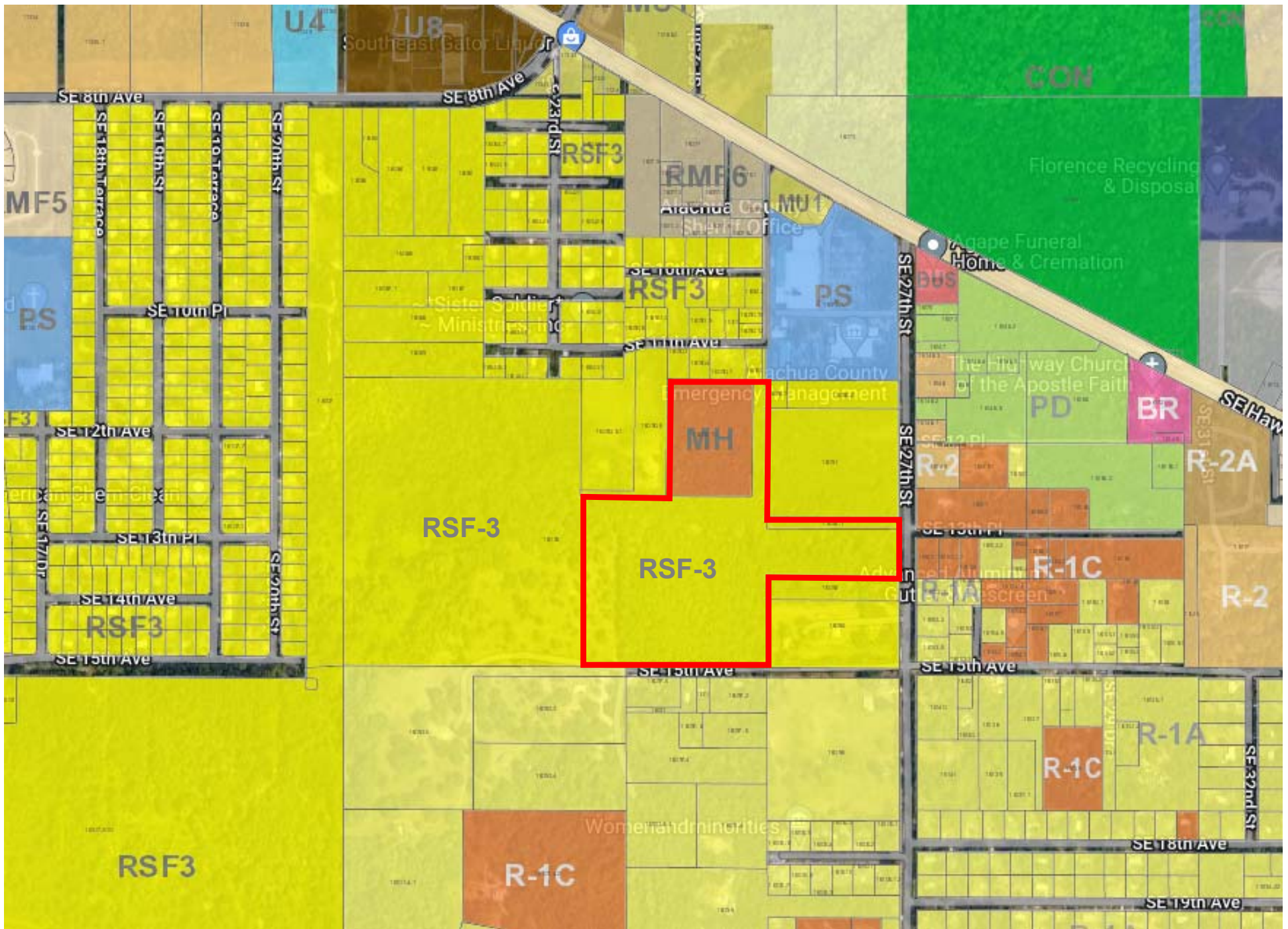
- Property Size: 25 +/- acres
- Current Use: Undeveloped Property
- Tax Parcel Numbers: 16093-000-000 (portion of), 16093-001-000 & 16093-010-000
- Proposal is to change the land use and zoning maps from Single Family to Residential Low and from Mobile Home / RSF-3 to RMF-5
- No development proposed as part of these 2 applications

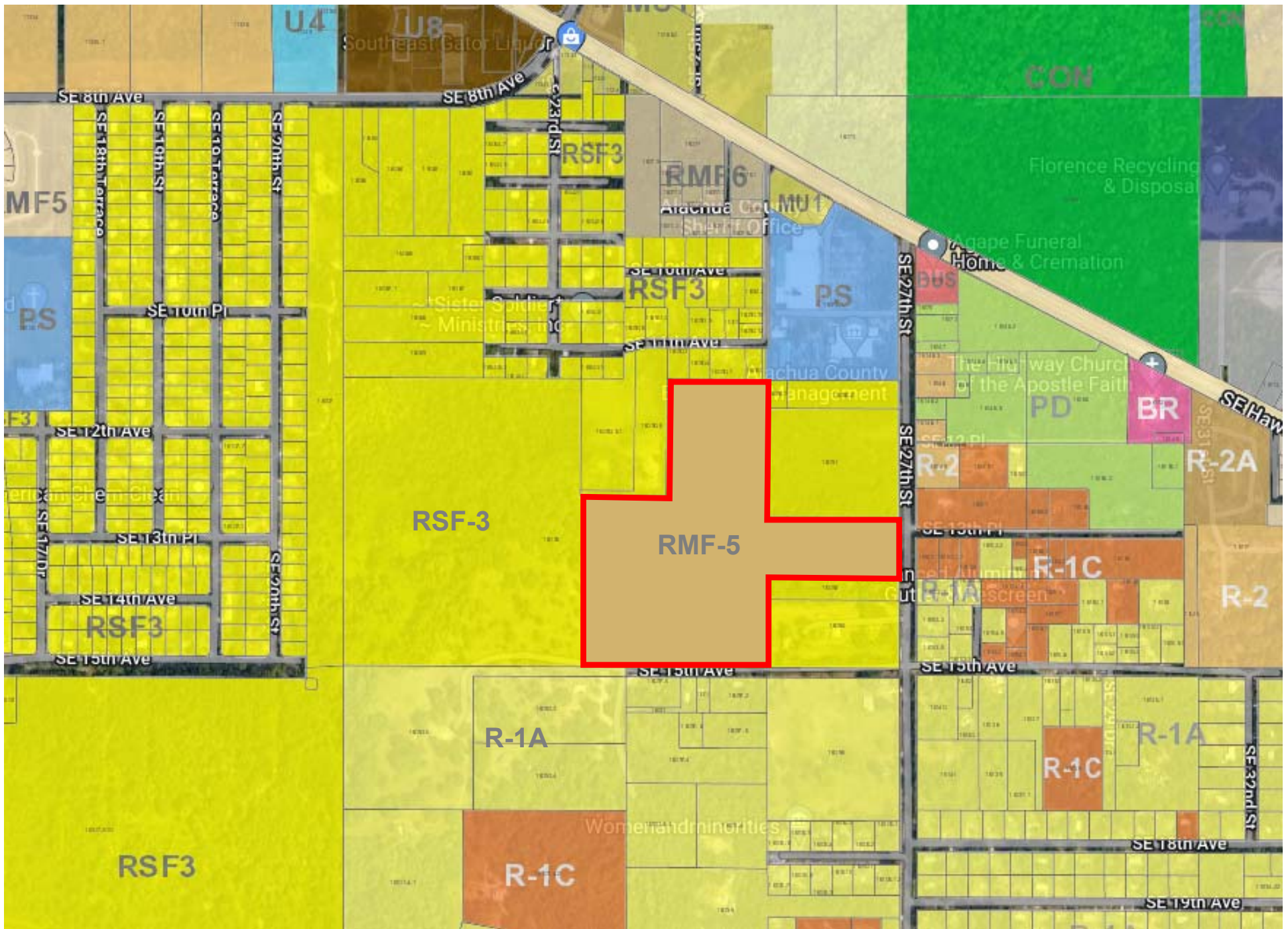


Existing Future Land Use Map



Proposed Future Land Use Map





Proposed Land Use & Zoning Changes

- Land Use Map

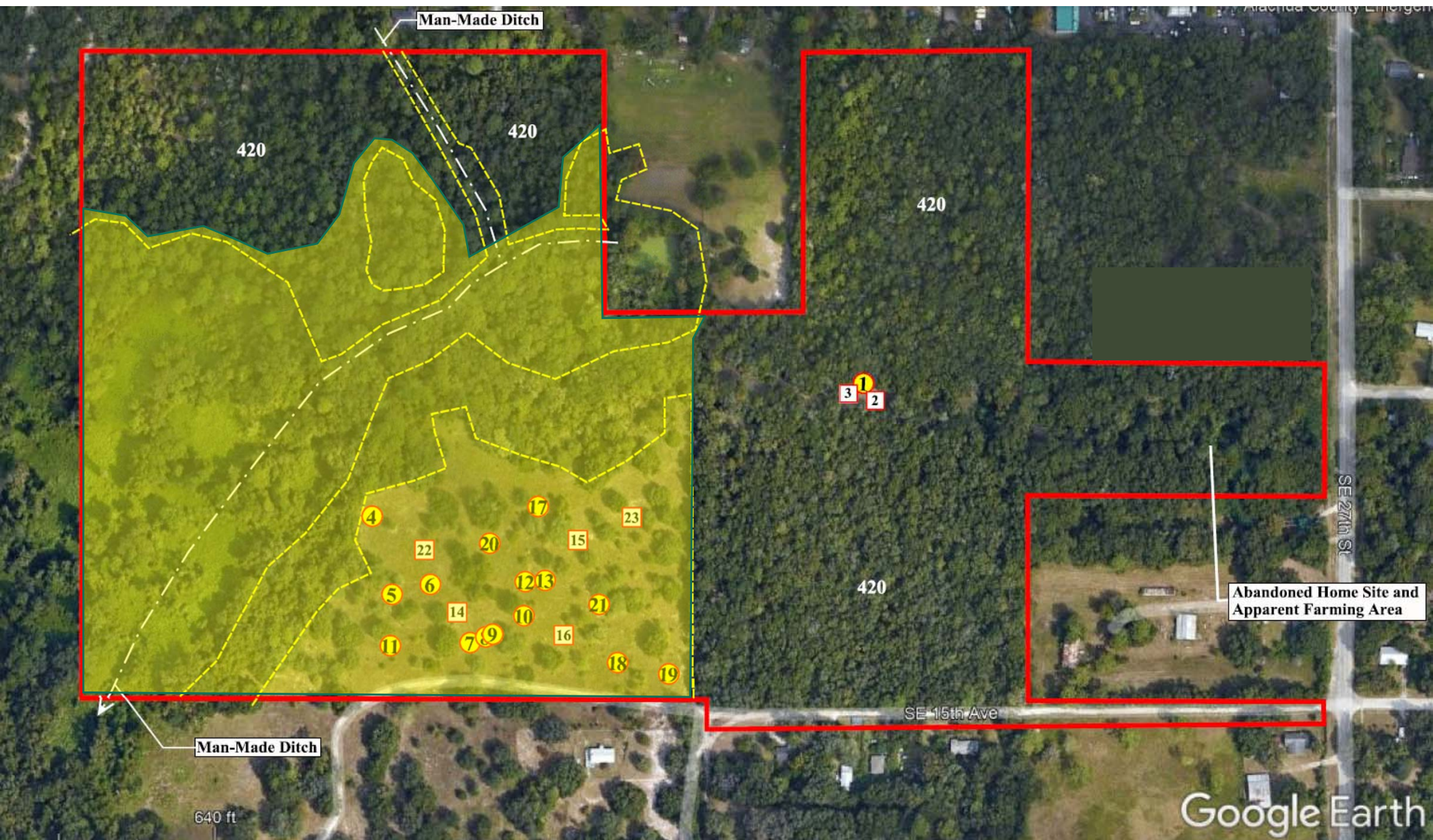
- From: Single Family
 - Detached Units – Up to 8 units per acre
- To: Residential Low
 - Detached & Attached Units (6 units max) – Up to 15 units per acre

- Zoning Map

- From: RSF-3
 - Detached Units – Up to 5.8 units per acre
- To: RMF-5
 - Detached & Attached Units (6 units max) – Up to 12 units per acre

- Building height is the same, no commercial allowed, no large apartment complexes allowed

- No development proposed at this time – any future development would be required to follow these regulations



Next Steps

- eda will submit the applications for rezoning and land use change to the City of Gainesville
- City of Gainesville will review the applications
- City of Gainesville will notify neighboring property owners of the public hearing before the City Plan Board
- Plan Board meeting (TBD: Approx. 3 Months)
- City Commission meeting (TBD: Approx. 5 Months)
- If future development is proposed, there will be a neighborhood meeting

Contact Information

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Questions