

RESOLUTION Z-24-_____

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ALACHUA COUNTY, FLORIDA APPROVING THE EXTENSION OF SANITARY SEWER LINES OUTSIDE THE URBAN CLUSTER, IN ACCORDANCE WITH POLICY 3.1.5 OF THE ALACHUA COUNTY COMPREHENSIVE PLAN POTABLE WATER AND SANITARY SEWER ELEMENT, TO SERVE AN APPROXIMATELY 9.4 ACRE SITE LOCATED AT 1105 SW WILLISTON ROAD ON PARCEL 16257-000-000 (PORTION OF).

WHEREAS, the Alachua County Comprehensive Plan Potable Water and Sanitary Sewer Element Policy 3.1.5 requires that extensions of potable water or sanitary sewer lines outside the Urban Cluster, as designated in the Future Land Use Element, must be approved by the Board of County Commissioners; and

WHEREAS, DRMP, Inc., on behalf of the Florida Fish and Wildlife Conservation Commission (FWC) made a request to the County for approval to extend Gainesville Regional Utilities sanitary sewer lines outside of the Urban Cluster to serve the 9.4-acre property located at 1105 SW Williston Road on Parcel 16257-000-000 (portion of) (“Subject Property”) as shown in Exhibits A and B; and

WHEREAS, the subject property is owned by the State of Florida and is presently used by the Florida Fish and Wildlife Conservation Commission as a wildlife research lab.

WHEREAS, the subject property was approved by the Board of County Commissioners in 2010 for a Special Use Permit for government facilities in the C-1 (Conservation) zoning district through Resolution Z-10-07.

WHEREAS, government facilities are considered Institutional land uses in accordance with the Future Land Use Element of the Alachua County Comprehensive Plan; and

WHEREAS, the Alachua County Board of County Commissioners considered the request to extend sanitary sewer lines outside the Urban Cluster to serve the subject property at its regular meeting of October 8, 2024.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ALACHUA COUNTY, FLORIDA:

The request by DRMP, Inc. on behalf of the Florida Fish and Wildlife Conservation Commission (FWC) for approval to extend Gainesville Regional Utilities sanitary sewer lines outside of the Urban Cluster to serve the subject property identified in Exhibits A and B is hereby approved with the following conditions and bases:

Conditions

1. Approval of this extension of sanitary sewer lines is for the sole purpose of serving the 9.4 acre property located at 1105 SW Williston Road on Parcel 16257-000-000 (portion of), as identified in Exhibits A and B. Any further extension of sanitary sewer lines outside of the Urban Cluster beyond the boundary of this property requires approval by the Board of County Commissioners in accordance with the Alachua County Comprehensive Plan.

2. Approval of this extension does not constitute approval of any development plans for the property described herein.

Bases

1. In accordance with Policy 3.1.5(c) of the Alachua County Comprehensive Plan, Potable Water and Sanitary Sewer Element, the Board of County Commissioners finds that the extension of GRU sanitary sewer lines outside the Urban Cluster as described herein serves a purpose consistent with the Alachua County Comprehensive Plan, in that it would serve an existing Institutional land use that is consistent with the Future Land Use Element.
2. The Board of County Commissioners further finds that elimination of the existing septic systems on the site in favor of connection to GRU's sanitary sewer system would serve a public health purpose by reducing the potential for surface and groundwater contamination associated with traditional septic systems. This public health purpose has particular significance given the site's location adjacent to Paynes Prairie State Preserve, nearby wetlands, and flood prone areas.

DULY ADOPTED in regular session this 8th day of October, 2024.

BOARD OF COUNTY COMMISSIONERS OF
ALACHUA COUNTY, FLORIDA

Mary C. Alford, Chair

ATTEST:

Jesse K. Irby, II, Clerk

APPROVED AS TO FORM

Alachua County Attorney

(SEAL)

DEPARTMENT APPROVAL

AS TO CORRECTNESS

Department of Growth Management

Authorized Designee

EXHIBIT A

Legal Description

LEGAL DESCRIPTION: (AS PROVIDED BY FWC)

The following land, situate, lying and being in the County of Alachua, State of Florida, to-wit:

That part of Section 20, Township 10 South, Range 20 East, Alachua County, Florida, being more particularly described as follows:

Commence at a concrete monument (PRM) at an intersection of the Southerly right of way line of State Road No. 329 (100.00 foot right of way) with the Westerly right of way line of a Department of Transportation Lateral Ditch (centerline of said Lateral Ditch beginning at station 30+26.70 along the centerline of State Road No. 329—Section 26020—2509) for the point of beginning; from the said point of beginning run South 27 deg. 11 min 15 sec. East along the said westerly right of way line of a Lateral Ditch, a distance of 79.12 feet to a concrete monument (PRM); thence run North 85 deg. 17 min. 45 sec. East along the Southerly right of way line of said Lateral ditch, a distance of 226.98 feet to a concrete monument (PRM); thence run South 23 deg. 02 min. 51 sec. East, a distance of 174.77 feet to a concrete monument (PRM); thence run South 30 deg. 06 min. 45 sec. West, a distance of 350.00 feet to a concrete monument (PRM); thence run South 53 deg. 49 min. 45 sec. West, a distance of 300.00 feet to a concrete monument (PRM); thence run South 68 deg. 34 min. 45 sec. West, a distance of 360.00 feet to a Creasote Post; thence run North 04 deg. 23 min. 34 sec. West, a distance of 598.97 feet to a Creasote Post at an intersection with the said Southerly right of way line of State Road No. 329; thence run North 64 deg. 09 min. 22 sec. East along the said Southerly right of way line of State Road No. 329, a distance of 520.00 feet to said concrete monument (PRM) at the intersection of the said Westerly right of way line of a Lateral Ditch for the said point of beginning. Containing 9.439 acres.

The bearings s shown by the legal description have been projected from the centerline bearing of State Raod No.329—Section 26020—2509, according to Survey No. 190—73, prepared by M.K. Flowers and Associates, dated September 18, 1973, for the Florida Game and Fresh Water Fish Commission.

