

1 Introduced by the Land Use and Zoning Committee:  
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4 **ORDINANCE 2020-1-E**

5 AN ORDINANCE TRANSMITTING TO THE STATE OF  
6 FLORIDA'S VARIOUS AGENCIES FOR REVIEW, A  
7 PROPOSED LARGE SCALE REVISION TO THE FUTURE  
8 LAND USE MAP SERIES OF THE 2030 COMPREHENSIVE  
9 PLAN TO CHANGE THE FUTURE LAND USE DESIGNATION  
10 FROM AGRICULTURE-III (AGR-III), AGRICULTURE-IV  
11 (AGR-IV), AND MULTI-USE (MU) TO LOW DENSITY  
12 RESIDENTIAL (LDR) ON APPROXIMATELY 279.11±  
13 ACRES LOCATED IN COUNCIL DISTRICT 7 OFF OF  
14 BRADDOCK ROAD, EAST OF NEW KINGS ROAD, AND  
15 WEST OF LEM TURNER ROAD, OWNED BY THE W.R.  
16 BRADDOCK ESTATE, ET AL., INCLUDING PROPOSED  
17 AMENDMENTS TO SITE SPECIFIC POLICY 4.3.18 IN  
18 THE FUTURE LAND USE ELEMENT, AS MORE  
19 PARTICULARLY DESCRIBED HEREIN, PURSUANT TO  
20 APPLICATION NUMBER L-5414-19A; PROVIDING A  
21 DISCLAIMER THAT THE TRANSMITTAL GRANTED HEREIN  
22 SHALL NOT BE CONSTRUED AS AN EXEMPTION FROM  
23 ANY OTHER APPLICABLE LAWS; PROVIDING AN  
24 EFFECTIVE DATE.  
25

26 **WHEREAS**, pursuant to the provisions of Section 650.402(b),  
27 *Ordinance Code*, Application Number L-5414-19A requesting a revision  
28 to the Future Land Use Map series of the *2030 Comprehensive Plan* to  
29 change the future land use designation from Agriculture-III (AGR-  
30 III), Agriculture-IV (AGR-IV), and Multi-Use (MU) to Low Density  
31 Residential (LDR) has been filed by Curtis L. Hart, on behalf of

1 the owners of certain real property located in Council District 7,  
2 as more particularly described in Section 2; and

3 **WHEREAS**, the Planning and Development Department reviewed the  
4 proposed revision and application, held a public information  
5 workshop on this proposed amendment to the *2030 Comprehensive Plan*,  
6 with due public notice having been provided, and having reviewed  
7 and considered all comments received during the public workshop,  
8 has prepared a written report and rendered an advisory  
9 recommendation to the Council with respect to this proposed  
10 amendment; and

11 **WHEREAS**, the Planning Commission, acting as the Local Planning  
12 Agency (LPA), held a public hearing on this proposed amendment,  
13 with due public notice having been provided, reviewed and  
14 considered all comments received during the public hearing and made  
15 its recommendation to the City Council; and

16 **WHEREAS**, the Land Use and Zoning (LUZ) Committee held a public  
17 hearing on this proposed amendment pursuant to Chapter 650, Part 4,  
18 *Ordinance Code*, and having considered all written and oral comments  
19 received during the public hearing, has made its recommendation to  
20 the Council; and

21 **WHEREAS**, the City Council held a public hearing on this  
22 proposed amendment with public notice having been provided,  
23 pursuant to Section 163.3184(3), *Florida Statutes*, and Chapter 650,  
24 Part 4, *Ordinance Code*, and having considered all written and oral  
25 comments received during the public hearing, the recommendations of  
26 the Planning and Development Department, the LPA, and the LUZ  
27 Committee, desires to transmit this proposed amendment through the  
28 State's Expedited State Review Process for amendment review to the  
29 Florida Department of Economic Opportunity, as the State Land  
30 Planning Agency, the Northeast Florida Regional Council, the  
31 Florida Department of Transportation, the St. Johns River Water

1 Management District, the Florida Department of Environmental  
2 Protection, the Florida Fish and Wildlife Conservation Commission,  
3 the Department of State's Bureau of Historic Preservation, the  
4 Florida Department of Education, and the Department of Agriculture  
5 and Consumer Services; now, therefore

6 **BE IT ORDAINED** by the Council of the City of Jacksonville:

7 **Section 1. Purpose and Intent.** The Council hereby  
8 approves for transmittal to the various State agencies for review a  
9 proposed large scale revision to the Future Land Use Map series of  
10 the *2030 Comprehensive Plan* by changing the future land use  
11 designation from Agriculture-III (AGR-III), Agriculture-IV (AGR-  
12 IV), and Multi-Use (MU) to Low Density Residential (LDR), pursuant  
13 to Application Number L-5414-19A.

14 **Section 2. Subject Property Location and Description.**  
15 The approximately 279.11± acres are located in Council District 7  
16 off of Braddock Road, east of New Kings Road and west of Lem Turner  
17 Road, as more particularly described in **Exhibit 1**, dated November  
18 7, 2019, and graphically depicted in **Exhibit 2**, both of which are  
19 **attached hereto** and incorporated herein by this reference (Subject  
20 Property).

21 **Section 3. Owner and Applicant Description.** The Subject  
22 Property is owned by the W.R. Braddock Estate, et al. The  
23 applicant is Curtis L. Hart, 8051 Tara Lane, Jacksonville, Florida  
24 32216; (904) 993-5008.

25 **Section 4. Site Specific Policy.** Proposed amendments to  
26 Future Land Use Element (FLUE) Policy 4.3.18 are included in this  
27 transmittal to the various State agencies for review, as **attached**  
28 **hereto** in **Exhibit 3**.

29 **Section 5. Disclaimer.** The transmittal granted herein  
30 shall **not** be construed as an exemption from any other applicable  
31 local, state, or federal laws, regulations, requirements, permits

1 or approvals. All other applicable local, state or federal permits  
2 or approvals shall be obtained before commencement of the  
3 development or use and issuance of this transmittal is based upon  
4 acknowledgement, representation and confirmation made by the  
5 applicant(s), owner(s), developer(s) and/or any authorized agent(s)  
6 or designee(s) that the subject business, development and/or use  
7 will be operated in strict compliance with all laws. Issuance of  
8 this transmittal does **not** approve, promote or condone any practice  
9 or act that is prohibited or restricted by any federal, state or  
10 local laws.

11 **Section 6. Effective Date.** This Ordinance shall become  
12 effective upon signature by the Mayor or upon becoming effective  
13 without the Mayor's signature.

14  
15 Form Approved:

16  
17 /s/ Shannon K. Eller

18 Office of General Counsel

19 Legislation Prepared by: Kristen Reed

20 GC-#1331700-v1-L-5414\_LS\_TRANS\_SITE\_SPECIFIC