

1 Introduced by the Land Use and Zoning Committee:
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4 **ORDINANCE 2023-540-E**

5 AN ORDINANCE REZONING APPROXIMATELY 1.19± ACRES
6 LOCATED IN COUNCIL DISTRICT 8 AT 1005 PECAN PARK
7 ROAD, BETWEEN INTERNATIONAL AIRPORT BOULEVARD
8 AND INTERSTATE-95 (R.E. NO. 108119-0000), OWNED
9 BY WILLIAM ALEXANDER MERCER, AS DESCRIBED HEREIN,
10 FROM AGRICULTURE (AGR) DISTRICT TO RESIDENTIAL
11 LOW DENSITY-60 (RLD-60) DISTRICT, AS DEFINED AND
12 CLASSIFIED UNDER THE ZONING CODE, PURSUANT TO
13 FUTURE LAND USE MAP SERIES SMALL-SCALE AMENDMENT
14 APPLICATION NUMBER L-5856-23C; PROVIDING A
15 DISCLAIMER THAT THE REZONING GRANTED HEREIN SHALL
16 NOT BE CONSTRUED AS AN EXEMPTION FROM ANY OTHER
17 APPLICABLE LAWS; PROVIDING AN EFFECTIVE DATE.
18

19 **WHEREAS,** the City of Jacksonville adopted a Small-Scale
20 Amendment to the *2045 Comprehensive Plan* for the purpose of revising
21 portions of the Future Land Use Map series (FLUMs) in order to ensure
22 the accuracy and internal consistency of the plan, pursuant to
23 companion application L-5856-23C; and

24 **WHEREAS,** in order to ensure consistency of zoning district with
25 the *2045 Comprehensive Plan* and the adopted companion Small-Scale
26 Amendment L-5856-23C, an application to rezone and reclassify from
27 Agriculture (AGR) District to Residential Low Density-60 (RMD-60)
28 District was filed by William Alexander Mercer, the owner of
29 approximately 1.19± acres of certain real property in Council District
30 8, as more particularly described in Section 1; and

31 **WHEREAS,** the Planning and Development Department, in order to

1 ensure consistency of this zoning district with the *2045 Comprehensive*
2 *Plan*, has considered the rezoning and has rendered an advisory
3 opinion; and

4 **WHEREAS**, the Planning Commission has considered the application
5 and has rendered an advisory opinion; and

6 **WHEREAS**, the Land Use and Zoning (LUZ) Committee, after due
7 notice, held a public hearing and made its recommendation to the
8 Council; and

9 **WHEREAS**, the City Council, after due notice, held a public
10 hearing, and taking into consideration the above recommendations as
11 well as all oral and written comments received during the public
12 hearings, the Council finds that such rezoning is consistent with the
13 *2045 Comprehensive Plan* adopted under the comprehensive planning
14 ordinance for future development of the City of Jacksonville; now,
15 therefore

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

17 **Section 1. Subject Property Location and Description.** The
18 approximately 1.19± acres are located in Council District 8 at 1005
19 Pecan Park Road, between International Airport Boulevard and
20 Interstate-95 (R.E. No. 108119-0000), as more particularly described
21 in **Exhibit 1**, dated July 12, 2023, and graphically depicted in **Exhibit**
22 **2**, both of which are attached hereto and incorporated herein by this
23 reference (the "Subject Property").

24 **Section 2. Owner and Applicant Description.** The Subject
25 Property is owned by William Alexander Mercer. The applicant is
26 William Alexander Mercer, 1005 Pecan Park Road, Jacksonville, Florida
27 32218; (904) 449-2714.

28 **Section 3. Property Rezoned.** The Subject Property,
29 pursuant to adopted companion Small-Scale Amendment Application L-
30 5856-23C, is hereby rezoned and reclassified from Agriculture (AGR)
31 District to Residential Low Density-60 (RMD-60) District.

