

1 Introduced by the Council President at the request of the Mayor:
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4 **ORDINANCE 2019-795-E**

5 AN ORDINANCE AMENDING RESOLUTION 92-392-489, AS
6 AMENDED, WHICH APPROVED A DEVELOPMENT ORDER FOR
7 THE CONSOLIDATED DOWNTOWN DEVELOPMENT OF
8 REGIONAL IMPACT (DRI), PURSUANT TO THE
9 APPLICATION FOR CHANGES TO A DRI DEVELOPMENT
10 ORDER SUBMITTED BY THE DOWNTOWN INVESTMENT
11 AUTHORITY, DATED OCTOBER 21, 2019, TO CONVERT
12 OFFICE, GOVERNMENT/INSTITUTIONAL AND INDUSTRIAL
13 USES TO MULTI-FAMILY RESIDENTIAL AND HOTEL
14 USES, PURSUANT TO THE PREVIOUSLY APPROVED LAND
15 USE EXCHANGE MATRIX FOR SUCH CONVERSIONS;
16 FINDING THAT THESE CHANGES ARE CONSISTENT WITH
17 THE 2030 COMPREHENSIVE PLAN, THE CITY OF
18 JACKSONVILLE'S LAND DEVELOPMENT REGULATIONS,
19 AND SECTION 380.06, *FLORIDA STATUTES*; PROVIDING
20 AN EFFECTIVE DATE.
21

22 **WHEREAS**, the Council adopted and approved the Consolidated
23 Downtown DRI Development Order by Resolution 92-392-489, and
24 subsequently, has amended the Development Order by various
25 Ordinances; and

26 **WHEREAS**, the Downtown Investment Authority has submitted an
27 Application for Changes to a DRI Development Order, dated October
28 21, 2019, and **attached hereto** as **Exhibit 1**, to the City of
29 Jacksonville, requesting certain changes to the Consolidated
30 Downtown DRI Development Order; and

1 **WHEREAS**, the Application for Changes to a DRI Development
2 Order, dated October 21, 2019, has been reviewed by the City's
3 Planning and Development Department; and

4 **WHEREAS**, the Planning and Development Department has submitted
5 recommendations concerning the Application for Changes to a DRI
6 Development Order, dated October 21, 2019; and

7 **WHEREAS**, the Land Use and Zoning Committee has reviewed the
8 Application for Changes to a DRI Development Order, dated October
9 21, 2019, and made its recommendation to the Council; and

10 **WHEREAS**, a public hearing was properly noticed and held by the
11 Council pursuant to Section 380.06, *Florida Statutes*; and

12 **WHEREAS**, after such public hearing and in consideration of the
13 recommendations made and submitted to the Council, the Council has
14 made certain findings and determinations; now, therefore

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

16 **Section 1. Development Order Amended.** The Development
17 Order for the Consolidated Downtown DRI is hereby amended to
18 incorporate the proposed changes and modifications contained in the
19 Application for Changes to a DRI Development Order, dated October
20 21, 2019, and **attached hereto** as **Exhibit 1**, which changes are
21 generally described as converting office, government/institutional
22 and industrial uses to multi-family residential and hotel uses
23 pursuant to the previously approved land use exchange matrix for
24 such conversions.

25 **Section 2. Consistency.** The Council hereby finds and
26 determines that the changes and modifications set forth in the
27 Application for Changes to a DRI Development Order, dated October
28 21, 2019, are consistent with the *2030 Comprehensive Plan*, the City
29 of Jacksonville's Land Development Regulations, and Section 380.06,
30 *Florida Statutes*.

31 **Section 3. Notice.** The Legislative Services Division is

1 hereby directed to forward a certified copy of this Ordinance to
2 the following, immediately upon its effective date: Downtown
3 Investment Authority, 117 West Duval Street, Suite 310-B,
4 Jacksonville, Florida 32202.

5 **Section 4. Effective Date.** The enactment of this
6 Ordinance shall be deemed to constitute a quasi-judicial action of
7 the City Council and shall become effective upon signature by the
8 Council President and the Council Secretary.

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10 Form Approved:

11
12 /s/ Shannon K. Eller

13 Office of General Counsel

14 Legislation Prepared By: Shannon K. Eller

15 GC-#1318686-v1-Downtown_DRI_-_Conversion_of_Development_Rights