

1 Introduced and amended by the Land Use and Zoning Committee:
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4 **RESOLUTION 2024-100-A**

5 A RESOLUTION GRANTING THE APPEAL FILED BY THE
6 CITY OF JACKSONVILLE OF THE FINAL ORDER ISSUED
7 BY THE PLANNING COMMISSION DENYING APPLICATION
8 FOR ZONING EXCEPTION E-23-72, REQUESTING AN
9 EXCEPTION TO ALLOW FOR CONSTRUCTION OF A
10 GOVERNMENT USE STRUCTURE CONTAINING MORE THAN
11 40,000 SQUARE FEET ON 4.11± ACRES OF PROPERTY
12 LOCATED AT 0 BAYWOOD STREET, 0 CASTLEWOOD DRIVE
13 WEST, 4430 DAVIS STREET NORTH, AND 881 GOLFAIR
14 BOULEVARD (R.E. NOS. 031961-0000, 031962-0000,
15 032088-0000, 032092-0000 AND 032093-0010),
16 PURSUANT TO SECTION 656.141, *ORDINANCE CODE*;
17 ADOPTING RECOMMENDED FINDINGS AND CONCLUSIONS OF
18 THE LAND USE AND ZONING COMMITTEE; PROVIDING FOR
19 NOTICE; PROVIDING AN EFFECTIVE DATE.
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21 **WHEREAS**, the City of Jacksonville applied to the Planning
22 Commission for a Zoning Exception to allow for construction of a
23 government use structure (Medical Examiner's Office) containing more
24 than 40,000 square feet (E-23-72) on property located at 0 Baywood
25 Street, 0 Castlewood Drive West, 4430 Davis Street North, and 881
26 Golfair Boulevard (R.E. Nos. 031961-0000, 031962-0000, 032088-0000,
27 032092-0000 and 032093-0010), in the Public Buildings and
28 Facilities-1 (PBF-1) Zoning District; and

29 **WHEREAS**, the Planning Commission denied Application E-23-72 by
30 Final Order dated December 13, 2023; and

31 **WHEREAS**, pursuant to Section 656.141, *Ordinance Code*, the City

1 of Jacksonville (Appellant) filed a notice of appeal; and

2 **WHEREAS**, such appeal was timely filed, and the Appellant has
3 standing to appeal; now therefore

4 **BE IT RESOLVED** by the Council of the City of Jacksonville:

5 **Section 1. Adoption of Recommended Findings and**
6 **Conclusions.** The Council has reviewed the record of proceedings,
7 **On File** in the City Council Legislative Services Division and the
8 Planning and Development Department, and has considered the
9 recommended findings and conclusions of the Land Use and Zoning
10 Committee. The recommended findings and conclusions of the Land Use
11 and Zoning Committee are hereby adopted. Based on the competent
12 substantial evidence in the record of proceedings, including the
13 Planning and Development Department Staff Report, the evidence
14 presented during the Land Use & Zoning Committee meeting and the
15 record of the Jacksonville Planning Commission, the appeal is granted.
16 The Planning Commission Final Order denying Application E-23-72 is
17 overturned, and Application E-23-72 is approved. Pursuant to Section
18 166.033, *Florida Statutes*, the Council hereby finds:

19 (1) This Resolution shall serve as written notice to the
20 appellant/applicant, the City of Jacksonville (c/o the Department of
21 Public Works and the District 4 Medical Examiner's Office).

22 (2) Based on a review and application of the standards and
23 criteria set forth in Section 656.131(c), *Ordinance Code*, pertaining
24 to Zoning Exceptions, and the competent and substantial evidence in
25 the record of proceedings, Application for Zoning Exception E-23-72
26 sufficiently demonstrates a basis for granting the request to allow
27 for construction of a government use structure containing more than
28 40,000 square feet in Zoning District Public Buildings and
29 Facilities-1 (PBF-1). This Resolution is the final action of the
30 Council.

31 **Section 2. Notice.** Legislative Services is hereby directed

1 to mail a copy of this Resolution, as adopted, to the
2 appellant/applicant for Application for Zoning Exception E-23-72, and
3 any other parties to this matter who testified before the Land Use
4 and Zoning Committee, or who otherwise filed a qualifying written
5 statement as defined in Section 656.140(c), *Ordinance Code*.

6 **Section 3. Effective Date.** The adoption of this
7 Resolution shall be deemed to constitute a quasi-judicial action of
8 the City Council and shall become effective upon signature by the
9 Council President and Council Secretary.

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11 Form Approved:

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13 /s/ Mary E. Staffopoulos

14 Office of General Counsel

15 Legislation Prepared By: Mary E. Staffopoulos

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