

1 Introduced and amended by the Land Use and Zoning Committee:
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4 **ORDINANCE 2024-664-E**

5 AN ORDINANCE DENYING A REQUEST FOR REZONING
6 APPROXIMATELY 2.00± ACRES LOCATED IN COUNCIL
7 DISTRICT 12 AT 7827 JONES RD., ON THE SOUTHEAST
8 CORNER OF JONES RD. AND GARDEN ST. (R.E. NO(S).
9 002893-0040), AS DESCRIBED HEREIN, OWNED BY DAVID
10 WAYNE ESTES, FROM AGRICULTURE (AGR) DISTRICT TO
11 PLANNED UNIT DEVELOPMENT (PUD) DISTRICT, AS
12 DEFINED AND CLASSIFIED UNDER THE ZONING CODE, TO
13 PERMIT OUTSIDE STORAGE USES, AS DESCRIBED IN THE
14 JONES RD RV & BOAT STORAGE PUD, PURSUANT TO
15 FUTURE LAND USE MAP SERIES (FLUMS) SMALL-SCALE
16 AMENDMENT APPLICATION NUMBER L-5963-24C;
17 PROVIDING AN EFFECTIVE DATE.
18

19 **WHEREAS**, the City of Jacksonville denied a Small-Scale
20 Amendment to the *2045 Comprehensive Plan* in order to ensure the
21 accuracy and internal consistency of the plan, pursuant to the
22 companion land use application L-5963-24C; and

23 **WHEREAS**, in order to ensure consistency of zoning district
24 with the *2045 Comprehensive Plan* and the adopted companion Small-Scale
25 Amendment L-5963-24C, an application to rezone and reclassify from
26 Agriculture (AGR) District to Planned Unit Development (PUD) District
27 was filed by Sheila Estes, on behalf of David Wayne Estes, owner of
28 approximately 2.00± acres of certain real property in Council District
29 12, as more particularly described in Section 1 below; and

30 **WHEREAS**, the Planning and Development Department, in order to
31 ensure consistency of this zoning district with the *2045 Comprehensive*

1 Plan, has considered the rezoning and has rendered an advisory
2 opinion; and

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

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

8 **WHEREAS**, the City Council, after due notice, held a public
9 hearing, and taking into consideration the above recommendations as
10 well as all oral and written comments received during the public
11 hearings, the Council finds that such rezoning is not consistent with
12 the *2045 Comprehensive Plan* as the proposed Planned Unit Development
13 (PUD) is inconsistent with the Agriculture (AGR) land use designation;
14 now therefore

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

16 **Section 1. Subject Property Location and Description.** The
17 approximately 2.00± acres are located in Council District 12 at 7827
18 Jones Road, on the southeast corner of Jones Road and Garden Street
19 (R.E. No(s). 002893-0040), as more particularly described in **Exhibit**
20 **1**, dated May 6, 2024, and graphically depicted in **Exhibit 2**, both of
21 which are attached hereto and incorporated herein by this reference
22 (the "Subject Property").

23 **Section 2. Owner and Applicant Description.** The Subject
24 Property is owned by David Wayne Estes. The applicant is Sheila Estes,
25 8637 Andaloma Street, Jacksonville, FL, 32211; (239) 292-0726.

26 **Section 3. Property Rezoning Denied.** The City Council
27 denies the rezoning of the Subject Property from Agriculture (AGR)
28 District to Planned Unit Development (PUD) District, which would have
29 generally permitted outside storage uses, and is described, shown and
30 subject to the following documents, attached hereto:

31 **Exhibit 1** - Legal Description dated May 6, 2024.

1 **Exhibit 2** - Subject Property Map (prepared by P&DD).

2 **Exhibit 3** - Written Description dated August 1, 2024.

3 **Exhibit 4** - Site Plan dated May 15, 2024.

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

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9 Form Approved:

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11 /s/ Dylan Reingold

12 Office of General Counsel

13 Legislation Prepared By: Kaysie Cox

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