

1 Introduced by the Land Use and Zoning Committee:  
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4 **ORDINANCE 2020-278**

5 AN ORDINANCE TRANSMITTING TO THE STATE OF  
6 FLORIDA'S VARIOUS AGENCIES FOR REVIEW, A  
7 PROPOSED LARGE SCALE REVISION TO THE FUTURE LAND  
8 USE MAP SERIES OF THE 2030 COMPREHENSIVE PLAN TO  
9 CHANGE THE FUTURE LAND USE DESIGNATION FROM LOW  
10 DENSITY RESIDENTIAL (LDR) AND COMMUNITY/GENERAL  
11 COMMERCIAL (CGC) TO HEAVY INDUSTRIAL (HI) AND  
12 LIGHT INDUSTRIAL (LI) ON APPROXIMATELY 10.30±  
13 ACRES LOCATED IN COUNCIL DISTRICT 8, AT 0 TROUT  
14 RIVER BOULEVARD AND 10042 NEW KINGS ROAD,  
15 BETWEEN NEW KINGS ROAD AND TROUT RIVER  
16 BOULEVARD, OWNED BY LARRY'S 1<sup>ST</sup> STOP AUTO PARTS,  
17 INC., AS MORE PARTICULARLY DESCRIBED HEREIN,  
18 PURSUANT TO APPLICATION NUMBER L-5427-19A;  
19 PROVIDING A DISCLAIMER THAT THE TRANSMITTAL  
20 GRANTED HEREIN SHALL NOT BE CONSTRUED AS AN  
21 EXEMPTION FROM ANY OTHER APPLICABLE LAWS;  
22 PROVIDING AN EFFECTIVE DATE.  
23

24 **WHEREAS**, pursuant to the provisions of Section 650.402(b),  
25 *Ordinance Code*, Application Number L-5427-19A requesting a revision  
26 to the Future Land Use Map series of the *2030 Comprehensive Plan* to  
27 change the future land use designation from Low Density Residential  
28 (LDR) and Community/General Commercial (CGC) to Heavy Industrial (HI)  
29 and Light Industrial (LI) has been filed by Chris Hagan, on behalf  
30 of Larry's 1<sup>st</sup> Stop Auto Parts, Inc., the owner of certain real  
31 property located in Council District 8, as more particularly described

1 in Section 2; and

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

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

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

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

1 Preservation, the Florida Department of Education, and the Department  
2 of Agriculture and Consumer Services; now, therefore

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

4 **Section 1. Purpose and Intent.** The Council hereby approves  
5 for transmittal to the various State agencies for review a proposed  
6 large scale revision to the Future Land Use Map series of the *2030*  
7 *Comprehensive Plan* by changing the future land use designation from  
8 Low Density Residential (LDR) and Community/General Commercial (CGC)  
9 to Heavy Industrial (HI) and Light Industrial (LI), pursuant to  
10 Application Number L-5427-19A.

11 **Section 2. Subject Property Location and Description.** The  
12 approximately 10.30± acres are located in Council District 8, at 0  
13 Trout River Boulevard and 10042 New Kings Road, between New Kings  
14 Road and Trout River Boulevard, as more particularly described in  
15 **Exhibit 1**, dated November 20, 2019, and graphically depicted in  
16 **Exhibit 2**, both of which are **attached hereto** and incorporated herein  
17 by this reference (Subject Property).

18 **Section 3. Owner and Applicant Description.** The Subject  
19 Property is owned by Larry's 1<sup>st</sup> Stop Auto Parts, Inc. The applicant  
20 is Chris Hagan, 800 West Monroe Street, Jacksonville, Florida 32202;  
21 (904) 219-9842.

22 **Section 4. Disclaimer.** The transmittal granted herein  
23 shall **not** be construed as an exemption from any other applicable  
24 local, state, or federal laws, regulations, requirements, permits or  
25 approvals. All other applicable local, state or federal permits or  
26 approvals shall be obtained before commencement of the development  
27 or use and issuance of this transmittal is based upon acknowledgement,  
28 representation and confirmation made by the applicant(s), owner(s),  
29 developer(s) and/or any authorized agent(s) or designee(s) that the  
30 subject business, development and/or use will be operated in strict  
31 compliance with all laws. Issuance of this transmittal does **not**

