

1 Introduced and amended by the Land Use and Zoning Committee:
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4 **ORDINANCE 2021-344-E**

5 AN ORDINANCE DENYING REZONING APPROXIMATELY
6 2.27± ACRES LOCATED IN COUNCIL DISTRICT 12 AT
7 8359 WALDEN ROAD EAST, BETWEEN COLLINS ROAD AND
8 SHINDLER ROAD (R.E. NO. 016068-0000), OWNED BY
9 AMIE R. RAINBOLT, AS DESCRIBED HEREIN, FROM
10 RESIDENTIAL RURAL-ACRE (RR-ACRE) DISTRICT TO
11 PLANNED UNIT DEVELOPMENT (PUD) DISTRICT, AS
12 DEFINED AND CLASSIFIED UNDER THE ZONING CODE, TO
13 PERMIT RECREATION VEHICLE CAMPGROUND USES, AS
14 DESCRIBED IN THE RAINBOLT UTOPIA RV CAMPGROUND
15 PUD, PURSUANT TO FUTURE LAND USE MAP SERIES
16 (FLUMS) SMALL-SCALE AMENDMENT APPLICATION NUMBER
17 L-5550-21C; PROVIDING AN EFFECTIVE DATE.
18

19 **WHEREAS**, in order to ensure consistency of zoning district with
20 the *2030 Comprehensive Plan* and the adopted companion Small-Scale
21 Amendment L-5550-21C, an application to rezone and reclassify from
22 Residential Rural-Acre (RR-ACRE) District to Planned Unit Development
23 (PUD) District was filed by Amie R. Rainbolt, the owner of
24 approximately 2.27± acres of certain real property in Council District
25 12, as more particularly described in Section 1; and

26 **WHEREAS**, the Planning and Development Department, in order to
27 ensure consistency of this zoning district with the *2030 Comprehensive*
28 *Plan*, has considered the rezoning and has rendered an advisory
29 opinion; and

30 **WHEREAS**, the Planning Commission has considered the application

1 and has rendered an advisory opinion; and

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

5 **WHEREAS**, the City Council, after due notice, held a public
6 hearing, and taking into consideration the above recommendations as
7 well as all oral and written comments received during the public
8 hearings, the Council finds that such rezoning is not consistent with
9 the *2030 Comprehensive Plan* adopted under the comprehensive planning
10 ordinance for future development of the City of Jacksonville; now,
11 therefore

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

13 **Section 1. Subject Property Location and Description.** The
14 approximately 2.27± acres (R.E. No. 016068-0000) are located in
15 Council District 12, at 8359 Walden Road East, between Collins Road
16 and Shindler Road, as more particularly described in **Exhibit 1**, dated
17 April 8, 2021, and graphically depicted in **Exhibit 2**, both of which
18 are **attached hereto** and incorporated herein by this reference (Subject
19 Property).

20 **Section 2. Owner and Applicant Description.** The Subject
21 Property is owned by Amie R. Rainbolt. The applicant is the owner,
22 Amie R. Rainbolt, 8359 Walden Road East, Jacksonville, Florida 32244;
23 (808) 321-4026.

24 **Section 3. Rezoning Denied.** Based on the competent
25 substantial evidence in the record, including the findings and
26 conclusions of the Land Use and Zoning Committee, the Council hereby
27 finds:

28 (1) This Ordinance shall serve as written notice to the property
29 owner, Amie R. Rainbolt.

30 (2) The Council adopts the findings and conclusions in the record

1 of the Land Use and Zoning Committee meeting held on August 3, 2021.

2 (3) The application for rezoning and reclassification of the
3 Subject Property from Residential Rural-Acre (RR-ACRE) District to
4 Planned Unit Development (PUD) District does not meet the criteria
5 for rezoning in Section 656.125, *Ordinance Code*, and Section 656.341,
6 *Ordinance Code*, and maintaining the current zoning district
7 accomplishes a legitimate public purpose as defined in Section
8 656.125, *Ordinance Code*.

9 Therefore, the application to rezone and reclassify the Subject
10 Property from Residential Rural-Acre (RR-ACRE) District to Planned
11 Unit Development (PUD) District is hereby **denied**.

12 **Section 4. Notice.** Legislative Services is hereby directed
13 to mail a certified copy of this Ordinance, as enacted, to the
14 owner(s) listed in the rezoning application in the Legislative
15 Services file, and any other person who testified before the City
16 Council or the Land Use and Zoning Committee.

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

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22 Form Approved:

23
24 /s/ Mary E. Staffopoulos

25 Office of General Counsel

26 Legislation Prepared By: Bruce Lewis

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