

Introduced by Council Member Peluso:

ORDINANCE 2026-576

AN ORDINANCE APPROVING, AND AUTHORIZING THE MAYOR, OR HER DESIGNEE, AND THE CORPORATION SECRETARY TO EXECUTE AND DELIVER, FOR AND ON BEHALF OF THE CITY, THAT CERTAIN SOVEREIGNTY SUBMERGED LANDS FEE WAIVED LEASE RENEWAL AND MODIFICATION TO INCREASE SQUARE FOOTAGE (BOT FILE NO. 161272789) (THE "LEASE") BETWEEN THE CITY OF JACKSONVILLE (THE "LESSEE") AND THE BOARD OF TRUSTEES OF THE INTERNAL IMPROVEMENT TRUST FUND OF THE STATE OF FLORIDA (THE "LESSOR") FOR THE OPERATION OF A 78-SLIP PUBLIC MARINA (THE "MARINA"), WITH SEMI-ANNUAL BOAT SHOWS AND OTHER SPECIAL EVENTS, TO BE USED EXCLUSIVELY FOR THE MOORING OF RECREATIONAL VESSELS AND A WATER TAXI STOP, IN CONJUNCTION WITH AN UPLAND PARK AND EVENT LAWN, OFFICE AND HOTEL COMPLEX, MARINA SERVICES BUILDING, RESTAURANT AND RIVERWALK, WITH FUELING FACILITIES, AND A SEWAGE PUMPOUT FACILITY IF MEETING REGULATORY REQUIREMENTS, FOR A LEASE TERM EXPIRING ON MARCH 13, 2035, WITH NO ANNUAL LEASE FEE, AND EXPANDING THE CURRENT LEASE AREA BY 20,715 SQUARE FEET FOR A NEW TOTAL LEASE AREA OF 274,062 SQUARE FEET; PROVIDING FOR OVERSIGHT OF EXECUTION AND RECORDING OF THE LEASE BY THE REAL ESTATE DIVISION OF THE DEPARTMENT OF PUBLIC WORKS AND OVERSIGHT OF THE LEASE AND MARINA BY

1 THE PARKS, RECREATION AND COMMUNITY SERVICES
2 DEPARTMENT THEREAFTER; REQUESTING EMERGENCY
3 PASSAGE UPON INTRODUCTION; PROVIDING AN
4 EFFECTIVE DATE.
5

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

7 **Section 1. Sovereignty Submerged Lands Fee Waived Lease**
8 **Renewal and Modification to Increase Square Footage Approved.** There
9 is hereby approved, and the Mayor, or her designee, and the
10 Corporation Secretary are hereby authorized to execute and deliver,
11 that certain Sovereignty Submerged Lands Fee Waived Lease Renewal and
12 Modification to Increase Square Footage (BOT File No. 161272789)
13 between the City of Jacksonville (the "Lessee") and the Board of
14 Trustees of the Internal Improvement Trust Fund of the State of
15 Florida (the "Lessor"), in substantially the same form placed **On File**
16 with the Legislative Services Division (the "Lease"). This Lease
17 authorizes the Lessee to operate a 78-slip public marina (the
18 "Marina"), with semi-annual boat shows and other special events, to
19 be used exclusively for the mooring of recreational vessels and a
20 water taxi stop, in conjunction with an upland park and event lawn,
21 office and hotel complex, marina services building, restaurant and
22 riverwalk, with fueling facilities, and a sewage pumpout facility if
23 meeting regulatory requirements. The Lease expands the Lessee's lease
24 area by 20,715 square feet for a new total lease area of 274,062
25 square feet, and there is no annual lease fee to be paid by City as
26 Lessee.

27 **Section 2. Oversight Departments.** The Real Estate Division
28 of the Department of Public Works shall provide initial oversight of
29 the execution and recording of the Lease. The Parks, Recreation and
30 Community Services Department shall thereafter provide oversight of
31 the Lease and the Marina.

1 **Section 3. Requesting Emergency Passage Upon Introduction.**

2 Emergency passage upon introduction of this legislation is requested
3 as full execution of the Lease is required for the Marina to continue
4 operations. The first preseason home game for the Jacksonville Jaguars
5 2026 season is scheduled for August 21, 2026, and emergency passage
6 of this bill upon introduction will ensure the Marina will be in
7 operation to serve residents or visitors traveling to the game by
8 boat or water taxi.

9 **Section 4. Effective Date.** This Ordinance shall become
10 effective upon signature by the Mayor or upon becoming effective
11 without the Mayor's signature.

12
13 Form Approved:

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15 /s/ Harry M. Wilson, IV

16 Office of General Counsel

17 Legislation Prepared By: Harry M. Wilson, IV

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