

1 Introduced by the Land Use and Zoning Committee:  
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4 **ORDINANCE 2021-872**

5 AN ORDINANCE REZONING APPROXIMATELY 10.00±  
6 ACRES LOCATED IN COUNCIL DISTRICT 12 AT 9473  
7 SANDLER ROAD, BETWEEN BONITA COVE ROAD AND  
8 SANDLER CHASE TRAIL (R.E. NO. 015268-0720), AS  
9 DESCRIBED HEREIN, OWNED BY JORETA FAYE CARTER,  
10 FROM RESIDENTIAL RURAL-ACRE (RR-ACRE) DISTRICT  
11 TO RESIDENTIAL LOW DENSITY-60 (RLD-60)  
12 DISTRICT, AS DEFINED AND CLASSIFIED UNDER THE  
13 ZONING CODE; PROVIDING A DISCLAIMER THAT THE  
14 REZONING GRANTED HEREIN SHALL NOT BE CONSTRUED  
15 AS AN EXEMPTION FROM ANY OTHER APPLICABLE LAWS;  
16 PROVIDING AN EFFECTIVE DATE.  
17

18 **WHEREAS**, Joreta Faye Carter, the owner of approximately 10.00±  
19 acres located in Council District 12 at 9473 Sandler Road, between  
20 Bonita Cove Road and Sandler Chase Trail (R.E. No. 015268-0720), as  
21 more particularly described in **Exhibit 1**, dated November 8, 2021, and  
22 graphically depicted in **Exhibit 2**, both of which are **attached hereto**  
23 (the "Subject Property"), has applied for a rezoning and  
24 reclassification of the Subject Property from Residential Rural-Acre  
25 (RR-Acre) District to Residential Low Density-60 (RLD-60) District;  
26 and

27 **WHEREAS**, the Planning and Development Department has considered  
28 the application and has rendered an advisory recommendation; and

29 **WHEREAS**, the Planning Commission, acting as the local planning  
30 agency, has reviewed the application and made an advisory  
31 recommendation to the Council; and

1           **WHEREAS**, the Land Use and Zoning Committee, after due notice and  
2 public hearing has made its recommendation to the Council; and

3           **WHEREAS**, taking into consideration the above recommendations and  
4 all other evidence entered into the record and testimony taken at the  
5 public hearings, the Council finds that such rezoning: (1) is  
6 consistent with the *2030 Comprehensive Plan*; (2) furthers the goals,  
7 objectives and policies of the *2030 Comprehensive Plan*; and (3) is  
8 not in conflict with any portion of the City's land use regulations;  
9 now, therefore

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

11           **Section 1.           Property Rezoned.**     The Subject Property is  
12 hereby rezoned and reclassified from Residential Rural-Acre (RR-Acre)  
13 District to Residential Low Density-60 (RLD-60) District, as defined  
14 and classified under the Zoning Code, City of Jacksonville, Florida.

15           **Section 2.           Owner and Description.**   The Subject Property is  
16 owned by Joreta Faye Carter, and is described in **Exhibit 1, attached**  
17 **hereto.**     The applicant is Curtis L. Hart, 8051 Tara Lane,  
18 Jacksonville, Florida 32216; (904) 993-5008.

19           **Section 3.           Disclaimer.**   The rezoning granted herein shall  
20 **not** be construed as an exemption from any other applicable local,  
21 state, or federal laws, regulations, requirements, permits or  
22 approvals. All other applicable local, state or federal permits or  
23 approvals shall be obtained before commencement of the development  
24 or use, and issuance of this rezoning is based upon acknowledgement,  
25 representation and confirmation made by the applicant(s), owners(s),  
26 developer(s) and/or any authorized agent(s) or designee(s) that the  
27 subject business, development and/or use will be operated in strict  
28 compliance with all laws. Issuance of this rezoning does **not** approve,  
29 promote or condone any practice or act that is prohibited or  
30 restricted by any federal, state or local laws.

31           **Section 4.           Effective Date.**   The enactment of this Ordinance

1 shall be deemed to constitute a quasi-judicial action of the City  
2 Council and shall become effective upon signature by the Council  
3 President and Council Secretary.

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5 Form Approved:

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7           /s/ Mary E. Staffopoulos          

8 Office of General Counsel

9 Legislation Prepared By: Erin Abney

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