

## LAND USE AND ZONING COMMITTEE AMENDMENT

The Land Use and Zoning Committee offers the following amendment to File No. 2025-131:

- (1) On **page 1, line 15**, after "PUD;" **insert** "PUD SUBJECT TO CONDITIONS;"
- (2) On **page 3, line 7**, **strike** "**Exhibit 3** - Written Description dated May 31, 2025" and **insert** "**Revised Exhibit 3** - Revised Written Description dated July 10, 2025";
- (3) On **page 3, line 8½**, insert a new Section 4 to read as follows:

**"Section 4. Rezoning Approved Subject to Conditions.** This rezoning is approved subject to the following conditions. Such conditions control over the Written Description and the Site Plan and may only be amended through a rezoning:

- (1) Off-street parking shall be provided in accordance with Part 6 of the City's Zoning Code, except that no guest parking shall be required for townhome units, functioning as private personal residences, that have both a garage and driveway that meet City of Jacksonville design ordinances.
- (2) The site access drive to the Subject Property shall either be situated directly opposite

Steamboat Springs Drive or else be located more than 75 feet away from the intersection of Old Middleburg Road North and Steamboat Springs Drive, in a location to be approved by the Development Services Division and the Traffic Engineering Division.";

- (4) Renumber the remaining Sections accordingly;
- (5) Remove **Exhibit 3** and replace with **Revised Exhibit 3**;
- (6) On **page 1, line 1**, amend the introductory sentence to add that the bill was amended as reflected herein.

Form Approved:

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Office of General Counsel

Legislation Prepared By: Dylan Reingold

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