

1 Introduced by the Council President at the request of the Mayor:  
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4 **ORDINANCE 2026-395**

5 AN ORDINANCE APPROVING AND AUTHORIZING THE  
6 MAYOR, OR HER DESIGNEE, AND CORPORATE SECRETARY  
7 TO EXECUTE A DEVELOPMENT AGREEMENT BETWEEN THE  
8 CITY OF JACKSONVILLE AND THE UNIVERSITY OF NORTH  
9 FLORIDA BOARD OF TRUSTEES (CCAS NO. 124425)  
10 KNOWN AS THE "2035 UNF CAMPUS MASTER PLAN  
11 DEVELOPMENT AGREEMENT," FOR THE UNIVERSITY OF  
12 NORTH FLORIDA LOCATED IN COUNCIL DISTRICT 3, FOR  
13 IMPROVEMENTS IDENTIFIED IN THE ADOPTED 2035 UNF  
14 CAMPUS MASTER PLAN, PURSUANT TO SECTION 1013.30,  
15 *FLORIDA STATUTES*, AND CHAPTER 655 (CONCURRENCY  
16 AND MOBILITY MANAGEMENT SYSTEM), *ORDINANCE CODE*;  
17 PROVIDING AN EFFECTIVE DATE.  
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19 **WHEREAS**, Section 1013.30, *Florida Statutes*, provides for  
20 university campus planning and concurrency management that supersedes  
21 the requirements of Part II, Chapter 163, *Florida Statutes*; and

22 **WHEREAS**, the University of North Florida adopted a 2035 Campus  
23 Master Plan pursuant to Part III, Chapter 1013, *Florida Statutes*; and

24 **WHEREAS**, Section 1010.30(10), *Florida Statutes*, requires that  
25 the University of North Florida Board of Trustees submit a Campus  
26 Development Agreement to the City within 270 days of adoption of a  
27 Campus Master Plan to address impacts to public facilities within the  
28 Master Plan timeframe, and the City has received such Agreement; and

29 **WHEREAS**, Chapter 655 (Concurrency and Mobility Management  
30 System), *Ordinance Code*, authorizes development agreements for  
31 transportation impacts; and

1           **WHEREAS,** the Planning Department has recommended approval of  
2 the 2035 UNF Campus Master Plan Development Agreement between the  
3 City of Jacksonville and the University of North Florida Board of  
4 Trustees (CCAS No. 124425); and

5           **WHEREAS,** the required public hearings were held by the Land  
6 Use and Zoning Committee and the City Council, all with public notice  
7 provided, pursuant to Sections 1013.30 and 163.3225, *Florida*  
8 *Statutes*, and Section 655.206, *Ordinance Code*; now therefore

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

10           **Section 1. Approval and Authority to Execute Development**  
11 **Agreement.** The 2035 UNF Campus Development Agreement between the  
12 City of Jacksonville and the University of North Florida Board of  
13 Trustees is hereby approved in substantially the same form as **Exhibit**  
14 **1**, attached hereto and including the "2035 UNF Campus Master Plan"  
15 in substantially the same form placed **On File** with the Legislative  
16 Services Division. The Mayor, or her designee, and Corporation  
17 Secretary are hereby authorized to execute the Development Agreement  
18 on behalf of the City.

19           **Section 2. Effective Date.** This Ordinance shall become  
20 effective upon the signature by the Mayor or upon becoming effective  
21 without the Mayor's signature.

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23 Form Approved:

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25           /s/ Terrence L. Harvey          

26 Office of General Counsel

27 Legislation Prepared By: Terrence L. Harvey

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