

1 Introduced by the Land Use and Zoning Committee:  
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4 **ORDINANCE 2020-654**

5 AN ORDINANCE ADOPTING A SMALL-SCALE AMENDMENT TO  
6 THE FUTURE LAND USE MAP SERIES OF THE 2030  
7 *COMPREHENSIVE PLAN* BY CHANGING THE FUTURE LAND  
8 USE DESIGNATION FROM LOW DENSITY RESIDENTIAL  
9 (LDR) TO LIGHT INDUSTRIAL (LI) ON APPROXIMATELY  
10 0.715± OF AN ACRE LOCATED IN COUNCIL DISTRICT 8  
11 AT 0 ARMCO STREET AND 0 OLD KINGS ROAD, BETWEEN  
12 PARAGON STREET AND ARMCO STREET, OWNED BY GINA T.  
13 BRADLEY, AS MORE PARTICULARLY DESCRIBED HEREIN,  
14 PURSUANT TO APPLICATION NUMBER L-5475-20C;  
15 PROVIDING A DISCLAIMER THAT THE AMENDMENT GRANTED  
16 HEREIN SHALL NOT BE CONSTRUED AS AN EXEMPTION  
17 FROM ANY OTHER APPLICABLE LAWS; PROVIDING AN  
18 EFFECTIVE DATE.

19  
20 **WHEREAS**, pursuant to the provisions of Section 650.402(b),  
21 *Ordinance Code*, and Section 163.3187(1), *Florida Statutes*, an  
22 application for a proposed Small-Scale Amendment to the Future Land  
23 Use Map series (FLUMs) of the *2030 Comprehensive Plan* to change the  
24 Future Land Use designation from Low Density Residential (LDR) to  
25 Light Industrial (LI) on 0.715± of an acre of certain real property  
26 in Council District 8, was filed by the owner, Gina T. Bradley; and

27 **WHEREAS**, the Planning and Development Department reviewed the  
28 proposed revision and application and has prepared a written report  
29 and rendered an advisory recommendation to the City Council with  
30 respect to the proposed amendment; and

31 **WHEREAS**, the Planning Commission, acting as the Local Planning

1 Agency (LPA), held a public hearing on this proposed amendment, with  
2 due public notice having been provided, reviewed and considered  
3 comments received during the public hearing and made its  
4 recommendation to the City Council; and

5 **WHEREAS**, the Land Use and Zoning (LUZ) Committee of the City  
6 Council held a public hearing on this proposed amendment to the *2030*  
7 *Comprehensive Plan*, pursuant to Chapter 650, Part 4, *Ordinance Code*,  
8 considered all written and oral comments received during the public  
9 hearing, and has made its recommendation to the City Council; and

10 **WHEREAS**, the City Council held a public hearing on this proposed  
11 amendment, with public notice having been provided, pursuant to  
12 Section 163.3187, *Florida Statutes* and Chapter 650, Part 4, *Ordinance*  
13 *Code*, and considered all oral and written comments received during  
14 public hearings, including the data and analysis portions of this  
15 proposed amendment to the *2030 Comprehensive Plan* and the  
16 recommendations of the Planning and Development Department, the  
17 Planning Commission and the LUZ Committee; and

18 **WHEREAS**, in the exercise of its authority, the City Council has  
19 determined it necessary and desirable to adopt this proposed amendment  
20 to the *2030 Comprehensive Plan* to preserve and enhance present  
21 advantages, encourage the most appropriate use of land, water, and  
22 resources consistent with the public interest, overcome present  
23 deficiencies, and deal effectively with future problems which may  
24 result from the use and development of land within the City of  
25 Jacksonville; now, therefore

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

27 **Section 1. Purpose and Intent.** This Ordinance is adopted  
28 to carry out the purpose and intent of, and exercise the authority  
29 set out in, the Community Planning Act, Sections 163.3161 through  
30 163.3248, *Florida Statutes*, and Chapter 166, *Florida Statutes*, as  
31 amended.

1           **Section 2.           Subject Property Location and Description.** The  
2 approximately 0.715± of an acre (R.E. Nos. 003113-0010, 003115-0100  
3 and 003118-0010) are located in Council District 8 at 0 Armco Street  
4 and 0 Old Kings Road, between Paragon Street and Armco Street, as  
5 more particularly described in **Exhibit 1**, dated September 3, 2020,  
6 and graphically depicted in **Exhibit 2**, both **attached hereto** and  
7 incorporated herein by this reference (Subject Property).

8           **Section 3.           Owner and Applicant Description.** The Subject  
9 Property is owned by Gina T. Bradley. The applicant is the owner,  
10 Gina T. Bradley, 5810 Stuart Avenue, Jacksonville, Florida 32254;  
11 (904) 335-8711.

12           **Section 4.           Adoption of Small-Scale Land Use Amendment.** The  
13 City Council hereby adopts a proposed Small-Scale revision to the  
14 Future Land Use Map series of the *2030 Comprehensive Plan* by changing  
15 the Future Land Use Map designation from Low Density Residential  
16 (LDR) to Light Industrial (LI), pursuant to Application Number L-  
17 5475-20C.

18           **Section 5.           Applicability, Effect and Legal Status.** The  
19 applicability and effect of the *2030 Comprehensive Plan*, as herein  
20 amended, shall be as provided in the Community Planning Act, Sections  
21 163.3161 through 163.3248, *Florida Statutes*, and this Ordinance. All  
22 development undertaken by, and all actions taken in regard to  
23 development orders by governmental agencies in regard to land which  
24 is subject to the *2030 Comprehensive Plan*, as herein amended, shall  
25 be consistent therewith as of the effective date of this amendment  
26 to the plan.

27           **Section 6.           Effective date of this Plan Amendment.**

28           (a) If the amendment meets the criteria of Section 163.3187,  
29 *Florida Statutes*, as amended, and is not challenged, the effective  
30 date of this plan amendment shall be thirty-one (31) days after  
31 adoption.

