

1 Introduced by the Land Use and Zoning Committee:
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4 **ORDINANCE 2022-901-E**

5 AN ORDINANCE REZONING APPROXIMATELY 2.70± ACRES
6 LOCATED IN COUNCIL DISTRICT 12 AT 10930 OLD
7 GAINESVILLE ROAD, BETWEEN CHAFFEE ROAD SOUTH AND
8 NORTON ROAD (R.E. NO. 012797-0030), AS DESCRIBED
9 HEREIN, OWNED BY JESSE A. ANDREWS, JR., LAMAR W.
10 ANDREWS AND RONNY E. ANDREWS, FROM RESIDENTIAL
11 MEDIUM DENSITY-A (RMD-A) DISTRICT AND
12 RESIDENTIAL LOW DENSITY-60 (RLD-60) DISTRICT TO
13 RESIDENTIAL MEDIUM DENSITY-D (RMD-D) DISTRICT,
14 AS DEFINED AND CLASSIFIED UNDER THE ZONING CODE;
15 PROVIDING A DISCLAIMER THAT THE REZONING GRANTED
16 HEREIN SHALL NOT BE CONSTRUED AS AN EXEMPTION
17 FROM ANY OTHER APPLICABLE LAWS; PROVIDING AN
18 EFFECTIVE DATE.

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20 **WHEREAS**, Jesse A. Andrews, Jr., Lamar W. Andrews and Ronny E.
21 Andrews, the owners of approximately 2.70± acres located in Council
22 District 12 at 10930 Old Gainesville Road, between Chafee Road South
23 and Norton Road (R.E. No. 012797-0030), as more particularly described
24 in **Exhibit 1**, dated November 22, 2022, and graphically depicted in
25 **Exhibit 2**, both of which are attached hereto (the "Subject Property"),
26 have applied for a rezoning and reclassification of the Subject
27 Property from Residential Medium Density-A (RMD-A) District and
28 Residential Low Density-60 (RLD-60) District to Residential Medium
29 Density-D (RMD-D) District; and

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

1 **WHEREAS**, the Planning Commission, acting as the local planning
2 agency, has reviewed the application and made an advisory
3 recommendation to the Council; and

4 **WHEREAS**, the Land Use and Zoning (LUZ) Committee, after due
5 notice, held a public hearing and made its recommendation to the
6 Council; and

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

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

15 **Section 1. Property Rezoned.** The Subject Property is
16 hereby rezoned and reclassified from Residential Medium Density-A
17 (RMD-A) District and Residential Low Density-60 (RLD-60) District to
18 Residential Medium Density-D (RMD-D) District, as defined and
19 classified under the Zoning Code, City of Jacksonville, Florida.

20 **Section 2. Owner and Description.** The Subject Property is
21 owned by Jesse A. Andrews, Jr., Lamar W. Andrews and Ronny E. Andrews,
22 and is legally described in **Exhibit 1**, attached hereto. The applicant
23 is Curtis Hart, 8051 Tara Lane, Jacksonville, Florida 32216; (904)
24 993-5008.

25 **Section 3. Disclaimer.** The rezoning granted herein
26 shall **not** be construed as an exemption from any other applicable
27 local, state, or federal laws, regulations, requirements, permits or
28 approvals. All other applicable local, state or federal permits or
29 approvals shall be obtained before commencement of the development
30 or use and issuance of this rezoning is based upon acknowledgement,
31 representation and confirmation made by the applicant(s), owner(s),

1 developer(s) and/or any authorized agent(s) or designee(s) that the
2 subject business, development and/or use will be operated in strict
3 compliance with all laws. Issuance of this rezoning does not approve,
4 promote or condone any practice or act that is prohibited or
5 restricted by any federal, state or local laws.

6 **Section 4. Effective Date.** The enactment of this Ordinance
7 shall be deemed to constitute a quasi-judicial action of the City
8 Council and shall become effective upon signature by the Council
9 President and Council Secretary.

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11 Form Approved:

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13 _____ /s/ Mary E. Staffopoulos

14 Office of General Counsel

15 Legislation Prepared By: Andrew Hetzel

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