

1 Introduced by the Land Use and Zoning Committee:
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4 **ORDINANCE 2019-542**

5 AN ORDINANCE TRANSMITTING A PROPOSED LARGE SCALE
6 REVISION TO THE FUTURE LAND USE MAP SERIES OF THE
7 2030 COMPREHENSIVE PLAN TO CHANGE THE FUTURE LAND
8 USE DESIGNATION FROM LOW DENSITY RESIDENTIAL
9 (LDR) TO MEDIUM DENSITY RESIDENTIAL (MDR) ON
10 APPROXIMATELY 10.17± ACRES LOCATED IN COUNCIL
11 DISTRICT 5, AT 3999 HALLIDAY LANE, 4021 HALLIDAY
12 LANE, 4035 HALLIDAY LANE AND 4111 HALLIDAY LANE,
13 BETWEEN HALLIDAY LANE NORTH AND HIGHLAND AVENUE,
14 OWNED BY SHARON BAILEY TATUM, ET AL., DONALD R.
15 BAILEY, HALLIDAY LANE FAMILY PARTNERSHIP, LTD.,
16 AND JOHN W. BAILEY AND DEBORAH P. BAILEY, AS MORE
17 PARTICULARLY DESCRIBED HEREIN, PURSUANT TO
18 APPLICATION NUMBER L-5382-19A, FOR TRANSMITTAL TO
19 THE STATE OF FLORIDA'S VARIOUS AGENCIES FOR
20 REVIEW; PROVIDING A DISCLAIMER THAT THE
21 TRANSMITTAL GRANTED HEREIN SHALL NOT BE CONSTRUED
22 AS AN EXEMPTION FROM ANY OTHER APPLICABLE LAWS;
23 PROVIDING AN EFFECTIVE DATE.

24
25 **WHEREAS**, pursuant to the provisions of Section 650.402(b),
26 *Ordinance Code*, Application Number L-5382-19A requesting a revision to
27 the Future Land Use Map series of the *2030 Comprehensive Plan* to change
28 the future land use designation from Low Density Residential (LDR) to
29 Medium Density Residential (MDR) has been filed by Curtis L. Hart, on
30 behalf of Sharon Bailey Tatum, et al., Donald R. Bailey, Halliday Lane
31 Family Partnership, Ltd., and John W. Bailey and Deborah P. Bailey, the

1 owners of certain real property located in Council District 5, as more
2 particularly described in Section 2; and

3 **WHEREAS**, the Planning and Development Department reviewed the
4 proposed revision and application, held a public information workshop
5 on this proposed amendment to the *2030 Comprehensive Plan*, with due
6 public notice having been provided, and having reviewed and considered
7 all comments received during the public workshop, has prepared a
8 written report and rendered an advisory recommendation to the Council
9 with respect to this proposed amendment; and

10 **WHEREAS**, the Planning Commission, acting as the Local Planning
11 Agency (LPA), held a public hearing on this proposed amendment, with
12 due public notice having been provided, reviewed and considered all
13 comments received during the public hearing and made its recommendation
14 to the City Council; and

15 **WHEREAS**, the Land Use and Zoning (LUZ) Committee held a public
16 hearing on this proposed amendment pursuant to Chapter 650, Part 4,
17 *Ordinance Code*, and having considered all written and oral comments
18 received during the public hearing, has made its recommendation to the
19 Council; and

20 **WHEREAS**, the City Council held a public hearing on this proposed
21 amendment with public notice having been provided, pursuant to Section
22 163.3184(3), *Florida Statutes*, and Chapter 650, Part 4, *Ordinance Code*,
23 and having considered all written and oral comments received during the
24 public hearing, the recommendations of the Planning and Development
25 Department, the LPA, and the LUZ Committee, desires to transmit this
26 proposed amendment through the State's Expedited State Review Process
27 for amendment review to the Florida Department of Economic Opportunity,
28 as the State Land Planning Agency, the Northeast Florida Regional
29 Council, the Florida Department of Transportation, the St. Johns River
30 Water Management District, the Florida Department of Environmental
31 Protection, the Florida Fish and Wildlife Conservation Commission, the

1 Department of State's Bureau of Historic Preservation, the Florida
2 Department of Education, and the Department of Agriculture and Consumer
3 Services; now, therefore

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

5 **Section 1. Purpose and Intent.** The Council hereby approves
6 for transmittal to the various State agencies for review a proposed
7 large scale revision to the Future Land Use Map series of the *2030*
8 *Comprehensive Plan* by changing the future land use designation from Low
9 Density Residential (LDR) to Medium Density Residential (MDR), pursuant
10 to Application Number L-5382-19A.

11 **Section 2. Subject Property Location and Description.** The
12 approximately 10.17± acres is located in Council District 5, at 3999
13 Halliday Lane, 4021 Halliday Lane, 4035 Halliday Lane and 4111 Halliday
14 Lane, between Halliday Lane North and Highland Avenue (R.E. Nos.
15 129513-0000, 129529-0000, 129530-0000, and 129627-0010), as more
16 particularly described in **Exhibit 1**, dated July 1, 2019, and
17 graphically depicted in **Exhibit 2**, both of which are **attached hereto**
18 and incorporated herein by this reference (Subject Property).

19 **Section 3. Owner and Applicant Description.** The Subject
20 Property is owned by Sharon Bailey Tatum, et al., Donald R. Bailey,
21 Halliday Lane Family Partnership, Ltd., and John W. Bailey and Deborah
22 P. Bailey. The applicant is Curtis L. Hart, 8051 Tara Lane,
23 Jacksonville, Florida 32216; (904) 993-5008.

24 **Section 4. Disclaimer.** The transmittal granted herein
25 shall **not** be construed as an exemption from any other applicable local,
26 state, or federal laws, regulations, requirements, permits or
27 approvals. All other applicable local, state or federal permits or
28 approvals shall be obtained before commencement of the development or
29 use and issuance of this transmittal is based upon acknowledgement,
30 representation and confirmation made by the applicant(s), owner(s),
31 developer(s) and/or any authorized agent(s) or designee(s) that the

1 subject business, development and/or use will be operated in strict
2 compliance with all laws. Issuance of this transmittal does **not**
3 approve, promote or condone any practice or act that is prohibited or
4 restricted by any federal, state or local laws.

5 **Section 5. Effective Date.** This Ordinance shall become
6 effective upon signature by the Mayor or upon becoming effective
7 without the Mayor's signature.

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9 Form Approved:

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11 /s/ Shannon K. Eller

12 Office of General Counsel

13 Legislation Prepared by: Edward Lukacovic

14 GC-#1297606-v1-L-5382_LS_TRANS