

1 Introduced by Council President Wilson:
2

3 **ORDINANCE 2019-681-E**

4 AN ORDINANCE APPROVING THE PROPOSED 2019B
5 SERIES TEXT AMENDMENT TO THE FUTURE LAND USE
6 ELEMENT OF THE 2030 COMPREHENSIVE PLAN OF THE
7 CITY OF JACKSONVILLE, TO AMEND THE REGIONAL
8 COMMERCIAL FUTURE LAND USE CATEGORY WITHIN THE
9 FUTURE LAND USE ELEMENT TO ALLOW FOR A
10 CREATIVE INTEGRATION OF USES TO FACILITATE
11 INNOVATIVE SITE PLANNING, ADAPTIVE REUSE,
12 INFILL DEVELOPMENT, AND SMART GROWTH
13 TECHNIQUES, FOR TRANSMITTAL TO THE STATE OF
14 FLORIDA'S VARIOUS AGENCIES FOR REVIEW;
15 PROVIDING A DISCLAIMER THAT THE AMENDMENT
16 TRANSMITTED HEREIN SHALL NOT BE CONSTRUED AS
17 AN EXEMPTION FROM ANY OTHER APPLICABLE LAWS;
18 PROVIDING AN EFFECTIVE DATE.
19

20 **WHEREAS**, the Planning and Development Department has initiated
21 certain revisions and modifications to the text of the *2030*
22 *Comprehensive Plan* in accordance with the procedures and
23 requirements set forth in Chapter 650, Part 4, *Ordinance Code*, to
24 amend the Regional Commercial future land use category within the
25 Future Land Use Element to allow for a creative integration of uses
26 to facilitate innovative site planning, adaptive reuse, infill
27 development, and smart growth techniques, which are more
28 particularly set forth in **Exhibit 1**, dated September 6, 2019, and
29 **attached hereto** and incorporated herein by reference; and

30 **WHEREAS**, the Jacksonville Planning Commission, as the Local
31 Planning Agency, held a public hearing on this proposed Amendment

1 to the *2030 Comprehensive Plan*, with due public notice having been
2 provided, and reviewed and considered all comments received during
3 the public hearing, and made a recommendation to the City Council;
4 and

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

10 **WHEREAS**, the City Council held a public hearing on this
11 proposed Amendment with public notice having been provided,
12 pursuant to Section 163.3184(3), *Florida Statutes*, and Chapter 650,
13 Part 4, *Ordinance Code*, and having considered all written and oral
14 comments received during the public hearing, the recommendations of
15 the Planning and Development Department, the Planning Commission
16 and the LUZ Committee, desires to transmit this proposed Amendment
17 through the State's expedited state review process to the Florida
18 Department of Economic Opportunity, as the State Land Planning
19 Agency, the Northeast Florida Regional Council, the Florida
20 Department of Transportation, the St. Johns River Water Management
21 District, the Florida Department of Environmental Protection, the
22 Florida Fish and Wildlife Conservation Commission, the Department
23 of State's Bureau of Historic Preservation, the Florida Department
24 of Education, and the Department of Agriculture and Consumer
25 Affairs; now, therefore

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

27 **Section 1. Approval of Amendment for Transmittal**
28 **Purposes.** The Council hereby approves the proposed 2019B Series
29 Text Amendment to the Future Land Use Element of the *2030*
30 *Comprehensive Plan*, as set forth in **Exhibit 1**, dated September 6,
31 2019, and **attached hereto**, for transmittal to Florida's various

1 required State Agencies for review.

2 **Section 2. Disclaimer.** The transmittal approved herein
3 shall **not** be construed as an exemption from any other applicable
4 local, state, or federal laws, regulations, requirements, permits
5 or approvals. All other applicable local, state or federal permits
6 or approvals shall be obtained before commencement of the
7 development or use, and transmittal is based upon acknowledgement,
8 representation and confirmation made by the applicant(s), owner(s),
9 developer(s) and/or any authorized agent(s) or designee(s) that the
10 subject business, development and/or use will be operated in strict
11 compliance with all laws. Transmittal does **not** approve, promote or
12 condone any practice or act that is prohibited or restricted by any
13 federal, state or local laws.

14 **Section 3. Effective Date.** This Ordinance shall become
15 effective upon the signature by the Mayor or upon becoming
16 effective without the Mayor's signature.

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18 Form Approved:

19
20 /s/ Shannon K. Eller

21 Office of General Counsel

22 Legislation Prepared By: Kristen Reed

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