

1 Introduced by the Land Use and Zoning Committee:
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4 **ORDINANCE 2020-278-E**

5 AN ORDINANCE TRANSMITTING TO THE STATE OF
6 FLORIDA'S VARIOUS AGENCIES FOR REVIEW, A
7 PROPOSED LARGE SCALE REVISION TO THE FUTURE
8 LAND USE MAP SERIES OF THE 2030 COMPREHENSIVE
9 PLAN TO CHANGE THE FUTURE LAND USE DESIGNATION
10 FROM LOW DENSITY RESIDENTIAL (LDR) AND
11 COMMUNITY/GENERAL COMMERCIAL (CGC) TO HEAVY
12 INDUSTRIAL (HI) AND LIGHT INDUSTRIAL (LI) ON
13 APPROXIMATELY 10.30± ACRES LOCATED IN COUNCIL
14 DISTRICT 8, AT 0 TROUT RIVER BOULEVARD AND
15 10042 NEW KINGS ROAD, BETWEEN NEW KINGS ROAD
16 AND TROUT RIVER BOULEVARD, OWNED BY LARRY'S 1ST
17 STOP AUTO PARTS, INC., AS MORE PARTICULARLY
18 DESCRIBED HEREIN, PURSUANT TO APPLICATION
19 NUMBER L-5427-19A; PROVIDING A DISCLAIMER THAT
20 THE TRANSMITTAL GRANTED HEREIN SHALL NOT BE
21 CONSTRUED AS AN EXEMPTION FROM ANY OTHER
22 APPLICABLE LAWS; PROVIDING AN EFFECTIVE DATE.
23

24 **WHEREAS**, pursuant to the provisions of Section 650.402(b),
25 *Ordinance Code*, Application Number L-5427-19A requesting a revision
26 to the Future Land Use Map series of the *2030 Comprehensive Plan* to
27 change the future land use designation from Low Density Residential
28 (LDR) and Community/General Commercial (CGC) to Heavy Industrial
29 (HI) and Light Industrial (LI) has been filed by Chris Hagan, on
30 behalf of Larry's 1st Stop Auto Parts, Inc., the owner of certain
31 real property located in Council District 8, as more particularly

1 described in Section 2; and

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

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

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

1 Protection, the Florida Fish and Wildlife Conservation Commission,
2 the Department of State's Bureau of Historic Preservation, the
3 Florida Department of Education, and the Department of Agriculture
4 and Consumer Services; now, therefore

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

6 **Section 1. Purpose and Intent.** The Council hereby
7 approves for transmittal to the various State agencies for review a
8 proposed large scale revision to the Future Land Use Map series of
9 the *2030 Comprehensive Plan* by changing the future land use
10 designation from Low Density Residential (LDR) and
11 Community/General Commercial (CGC) to Heavy Industrial (HI) and
12 Light Industrial (LI), pursuant to Application Number L-5427-19A.

13 **Section 2. Subject Property Location and Description.**
14 The approximately 10.30± acres are located in Council District 8,
15 at 0 Trout River Boulevard and 10042 New Kings Road, between New
16 Kings Road and Trout River Boulevard, as more particularly
17 described in **Exhibit 1**, dated November 20, 2019, and graphically
18 depicted in **Exhibit 2**, both of which are **attached hereto** and
19 incorporated herein by this reference (Subject Property).

20 **Section 3. Owner and Applicant Description.** The Subject
21 Property is owned by Larry's 1st Stop Auto Parts, Inc. The
22 applicant is Chris Hagan, 800 West Monroe Street, Jacksonville,
23 Florida 32202; (904) 219-9842.

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

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

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

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10 Form Approved:

11
12 /s/ Shannon K. Eller

13 Office of General Counsel

14 Legislation Prepared by: Edward Lukacovic

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