

1 Introduced by the Land Use and Zoning Committee:  
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4 **ORDINANCE 2020-549**

5 AN ORDINANCE REZONING APPROXIMATELY 0.50± OF AN  
6 ACRE, LOCATED IN COUNCIL DISTRICT 6 AT 12664  
7 FLYNN ROAD, BETWEEN MANDARIN ROAD AND MANDARIN  
8 MEADOWS DRIVE (R.E. NO. 159654-0070), AS  
9 DESCRIBED HEREIN, OWNED BY MICHAEL S. AUTH AND  
10 MICHELLE A. YOUNG-AUTH, FROM RESIDENTIAL LOW  
11 DENSITY-100A (RLD-100A) DISTRICT TO PLANNED  
12 UNIT DEVELOPMENT (PUD) DISTRICT, AS DEFINED  
13 AND CLASSIFIED UNDER THE ZONING CODE, TO  
14 PERMIT SINGLE FAMILY RESIDENTIAL AND  
15 INSTITUTIONAL USES, AS DESCRIBED IN THE 12664  
16 FLYNN ROAD PUD; PROVIDING A DISCLAIMER THAT  
17 THE REZONING GRANTED HEREIN SHALL NOT BE  
18 CONSTRUED AS AN EXEMPTION FROM ANY OTHER  
19 APPLICABLE LAWS; PROVIDING AN EFFECTIVE DATE.  
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21 **WHEREAS**, Michael S. Auth and Michelle A. Young-Auth, the  
22 owners of approximately 0.50± of an acre, located in Council  
23 District 6 at 12664 Flynn Road, between Mandarin Road and Mandarin  
24 Meadows Drive (R.E. No. 159654-0070), as more particularly  
25 described in **Exhibit 1**, dated October 23, 2019, and graphically  
26 depicted in **Exhibit 2**, both of which are **attached hereto** (Subject  
27 Property), have applied for a rezoning and reclassification of that  
28 property from Residential Low Density-100A (RLD-100A) District to  
29 Planned Unit Development (PUD) District, as described in Section 1  
30 below; and

31 **WHEREAS**, the Planning Commission has considered the

1 application and has rendered an advisory opinion; and

2 **WHEREAS**, the Land Use and Zoning Committee, after due notice  
3 and public hearing, has made its recommendation to the Council; and

4 **WHEREAS**, the Council finds that such rezoning is: (1)  
5 consistent with the *2030 Comprehensive Plan*; (2) furthers the  
6 goals, objectives and policies of the *2030 Comprehensive Plan*; and  
7 (3) is not in conflict with any portion of the City's land use  
8 regulations; and

9 **WHEREAS**, the Council finds the proposed rezoning does not  
10 adversely affect the orderly development of the City as embodied in  
11 the Zoning Code; will not adversely affect the health and safety of  
12 residents in the area; will not be detrimental to the natural  
13 environment or to the use or development of the adjacent properties  
14 in the general neighborhood; and will accomplish the objectives and  
15 meet the standards of Section 656.340 (Planned Unit Development) of  
16 the Zoning Code; now, therefore

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

18 **Section 1. Property Rezoned.** The Subject Property is  
19 hereby rezoned and reclassified from Residential Low Density-100A  
20 (RLD-100A) District to Planned Unit Development (PUD) District.  
21 This new PUD district shall generally permit single family  
22 residential and institutional uses, and is described, shown and  
23 subject to the following documents, **attached hereto**:

24 **Exhibit 1** - Legal Description dated October 23, 2019.

25 **Exhibit 2** - Subject Property per P&DD.

26 **Exhibit 3** - Written Description dated July 20, 2020.

27 **Exhibit 4** - Site Plan dated September 2, 2019.

28 **Section 2. Owner and Description.** The Subject Property  
29 is owned by Michael S. Auth and Michelle A. Young-Auth, and is  
30 legally described in **Exhibit 1, attached hereto**. The agent is  
31 Steve Diebenow, Esq., One Independent Drive, Suite 1200,

1 Jacksonville, Florida 32202; (904) 301-1269.

2           **Section 3.           Disclaimer.**           The rezoning granted 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 issuance of this rezoning is based upon  
8 acknowledgement, representation and confirmation made by the  
9 applicant(s), owner(s), developer(s) and/or any authorized agent(s)  
10 or designee(s) that the subject business, development and/or use  
11 will be operated in strict compliance with all laws. Issuance of  
12 this rezoning does not approve, promote or condone any practice or  
13 act that is prohibited or restricted by any federal, state or local  
14 laws.

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

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20 Form Approved:

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22           /s/ Shannon K. Eller          

23 Office of General Counsel

24 Legislation Prepared By: Kaysie Cox

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