

Introduced by: Council Member Chris Hoffman

1st Reading: September 8, 2020

2nd Reading: September 21, 2020

**ORDINANCE NO. 2020-8149**

**AN ORDINANCE TO AMEND PLANNED UNIT DEVELOPMENT: PUD ORDINANCE NUMBER 99-7765, ESTABLISHING A PLANNED UNIT DEVELOPMENT: PUD ZONING DISTRICT, SUPPLEMENTING THE COMPREHENSIVE ZONING REGULATIONS AND ZONING ATLAS FOR THE CITY OF JACKSONVILLE BEACH, FLORIDA, AS PROVIDED UNDER CHAPTER 34 OF THE CODE OF ORDINANCES OF SAID CITY.**

**WHEREAS**, the City Council of the City of Jacksonville Beach, Florida, heretofore enacted and established a Land Development Code and Zoning Atlas for said City; and

**WHEREAS**, the City Council approved the rezoning of certain property in the City from Residential, single-family: RS-2 to Planned Unit Development: PUD on August 2, 1999 via Ordinance No. 99-7765, to establish the Isabella Office Center PUD; and

**WHEREAS**, the City Council approved an amendment to the Isabella Office Center PUD on April 7, 2008 via Ordinance 2008-7949 to amend the project narrative, adding conditional uses; and

**WHEREAS**, the City Council also approved the rezoning of certain property in the City from Residential, single-family: RS-2 to Planned Unit Development: PUD on September 3, 2013 via Ordinance No. 2013-8030, to rezone Lot 4, Block 30, Jacksonville Beach Heights to permit the same uses as the Isabella Office Center PUD; and

**WHEREAS**, the owners of all certain property described herein have applied to the City Council to amend Ordinance No. 99-7765 to include the subject property of Ordinance No. 2013-8030 within the Ordinance No. 99-7765 PUD, by amending the preliminary development plan and by updating the project narrative to amend the list of proposed uses; and

**WHEREAS**, the City Council has considered the application, all relevant support materials, the staff report, the recommendation of the Planning Commission, and public testimony given at the public hearings.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF JACKSONVILLE BEACH, FLORIDA:**

**SECTION 1.** That the City Council has considered the adoption of this ordinance based on one or more of the factors listed in Section 34-211(c) of the Land Development Code and hereby finds that this amendment will not result in an adverse change in the community in which it is located.

**SECTION 2.** That Planned Unit Development: PUD Ordinance No. 99-7765 is hereby amended to add permitted uses as identified in the PUD Project Narrative submitted with the rezoning application dated July 20, 2020 as attached hereto as Exhibit A; and

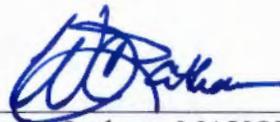
**SECTION 3.** That Planned Unit Development: PUD Ordinance 99-7765 is hereby amended by providing a new preliminary development plan dated July 13, 2020, and attached hereto as Exhibit B; and.

**SECTION 4.** Except as provided herein, all other portions of Ordinance No. 99-7765 and all other portions of the Jacksonville Beach Land Development Code and Zoning Atlas shall remain in effect.

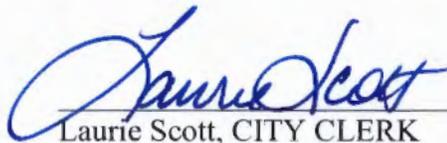
**SECTION 5.** All ordinances or parts of ordinances in conflict herewith be and the same are, to the extent the same may be in conflict, hereby repealed.

**SECTION 6.** This ordinance shall take effect upon its adoption and recordation with the Clerk of Circuit Court, Duval County, Florida.

AUTHENTICATED THIS 21<sup>st</sup> DAY OF September, 2020.



William C. Latham, MAYOR



Laurie Scott, CITY CLERK