

RESOLUTION 2021-06-07

A RESOLUTION OF THE DOWNTOWN INVESTMENT AUTHORITY (“DIA”); REAFFIRMING THE CONVERSION OF ONE HUNDRED SIXTY-SIX THOUSAND FOUR HUNDRED AND FORTY-FOUR (166,444) SQUARE FEET OF GENERAL OFFICE ENTITLEMENTS TO ONE HUNDRED THOUSAND (100,000) SQUARE FEET OF COMMERCIAL EFFECTUATED BY RESOLUTION 2020-11-03; RESCINDING THE ALLOCATION OF DEVELOPMENT RIGHTS EFFECTUATED BY RESOLUTION 2020-11-03, MAKING THOSE ENTITLEMENTS ALLOCATED BY RESOLUTION 2020-11-03 AVAILABLE FOR FUTURE ALLOCATION BY THE DIA; AUTHORIZING THE DIA CHIEF EXECUTIVE OFFICER TO TAKE ALL NECESSARY ACTIONS TO EFFECTUATE THE PURPOSES OF THIS RESOLUTION; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, section 55.108, Jacksonville Code of Ordinances, authorizes the DIA to “negotiate, assign and allocate development rights within the Central Business District, including assigning mobility fee credits pursuant to any applicable mobility fee contract”; and

WHEREAS, the Shipyard / Lot J / Met Park entitlements are memorialized in the Future Land Use Element of the City’s 2030 Comprehensive Plan; and

WHEREAS, Resolution 2020-11-03 utilized the “Shipyards Land Use Transportation/Trad-Off Matrix”, formerly within the Consolidated Downtown Development of Regional Impact and currently within the 2030 Comprehensive Plan, to convert 166,444 square feet of general office to 100,000 square feet of commercial; and

WHEREAS, via its adoption of Resolution 2020-11-03 the DIA allocated to Jacksonville I-C Parcel One Holding Company the following entitlements for use on Lot J: 500 units of multi-family, 250 hotel rooms, 50,000 square feet of office and 200,000 square feet of commercial; and

WHEREAS, City Council did not adopt Ordinance 2020-648 resulting in Jacksonville I-C Parcel One Holding Company, the City and the DIA not entering into a Redevelopment Agreement and by extension not formalizing an allocation of development rights to Jacksonville I-C Parcel One Holding Company,

NOW THEREFORE, BE IT RESOLVED, by the Downtown Investment Authority:

Section 1. The DIA finds that the recitals set forth above are true and correct and are incorporated herein by this reference.

Section 2. The DIA reaffirms the conversion of 166,444 square feet of general office to 100,000 square feet of commercial effectuated by Resolution 2020-11-03, consistent with the “Shipyards Land Use Transportation/Trade-Off-Matrix” contained within the City’s 2030 Comprehensive Plan.


Section 3. The DIA rescinds the allocation of development rights effectuated by adoption of Resolution 2020-11-03 and returns those rights to the DIA for future allocation.

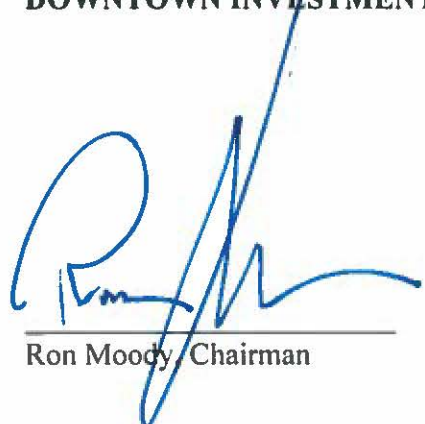
Section 4. The DIA Chief Executive Officer is authorized to take all necessary action in connection therewith to effectuate the purposes of this resolution.

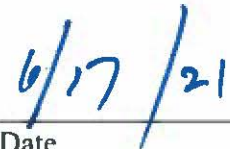
Section 5. This Resolution 2021-06-07 shall become effective on the date it is signed by the Chair of the DIA Board.

WITNESS:

DOWNTOWN INVESTMENT AUTHORITY





Ron Moody, Chairman


Date

VOTE: In Favor: 7 Opposed: 0 Abstained: 0