

# CITY OF JACKSONVILLE BEACH, FLORIDA

## MEMORANDUM TO: Board of Adjustment Members

Date: Tuesday, June 14, 2011



There will be a regular meeting of the Board on Tuesday, June 21, 2011 at 7:00 P. M., in the Council Chambers at City Hall, 11 North 3<sup>rd</sup> Street, Jacksonville Beach.

### 1. CALL TO ORDER

2. **ROLL CALL:** Thomas Buck, Josh Corey, Joseph Loretta, Bobby Jolley, and John Moreland  
Alternate: Scott Chestnut, Sylvia Osewalt

### 3. EX-PARTE STATEMENT:

4. **APPROVAL OF MINUTES:** 5/18/11

### 5. CORRESPONDENCE:

### 6. OLD BUSINESS:

(A) **Case Number:** BOA 11-100054

Name of Applicant: Luciano Scremin

Property Address: 1007 Seabreeze Avenue

Current Zoning: RS-3

Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-338(e)(1)c.2,** for a corner side yard of 7.12 feet in lieu of 10 feet required to allow for improvements to a single family dwelling.

Miscellaneous Info & Description: One previous variance request and no open code violations.

Notes: \_\_\_\_\_

### 7. NEW BUSINESS:

(A) **Case Number:** BOA 11-100057

Name of Applicant: William D. Fogleman

Property Address: 1622 1<sup>st</sup> Street South

Current Zoning: RM-2 (RS-3 Standards)

Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-338(e)(1)c.1,** for a front yard of 15 feet in lieu of 20 feet required to allow for improvements to a single family dwelling.

Miscellaneous Info & Description: No previous variance requests and no open code violations.

Notes: \_\_\_\_\_

**(B) Case Number: BOA 11-100093**

Name of Applicant: Apopka Associates

Name of Agent: J.W. Terry Simmons

Property Address: 4108 Avalon Circle

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-336(e)(1)c.1:** For a 15 foot front yard limited to open porches, 20 feet for enclosed portions of the structure in lieu of 25 feet required, **34-336(e)(1)c.2:** for 10 foot corner side yards in lieu of 20 feet required, all to allow for a new single family home.

Miscellaneous Info & Description: No previous variance requests and no open code violations.

Notes: \_\_\_\_\_  
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**(C) Case Number: BOA 11-100094**

Name of Applicant: Charles Hiers

Name of Agent: J.W. Terry Simmons

Property Address: 4151 Avalon Circle

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-336(e)(1)c.1:** For a 10 foot front yard limited to open porches, 15 feet for enclosed portions of habitable space, and 18 feet for garage walls in lieu of 25 feet required, **34-336(e)(1)c.2:** for 15 feet in total for both side yards provided that no side yard is less than 5 feet, in lieu of 10 feet required, except when the lot is a corner lot. For a corner lot the side yard on the corner shall be 10 feet in lieu of 20 percent of the lot width or 10 feet whichever is greater, **34-336(e)(1)c.3:** for 20 foot rear yards in lieu of 30 feet required, and **34-363(e)(1)e:** for 55% lot coverage in lieu of 35% maximum; all to allow for a new single family home.

Miscellaneous Info & Description: No previous variance requests and no open code violations.

Notes: \_\_\_\_\_  
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**(D) Case Number: BOA 11-100095**

Name of Applicant: Eva P. Zwack c/o Perry Family Properties, LLC

Name of Agent: J.W. Terry Simmons

Property Address: 4210 2<sup>nd</sup> Street South

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-336(e)(1)c.1:** For a 10 foot front yard limited to open porches, 15 feet for enclosed portions of habitable space, and 18 feet for garage walls in lieu of 25 feet required, **34-336(e)(1)c.2:** for 7.5 foot side yard, in lieu of 10 feet required, except when the lot is a corner lot. For a corner lot the side yard on the corner shall be 10 feet in lieu of 20 percent of the lot width or 10 feet whichever is greater, **34-336(e)(1)c.3:** for 20 foot rear yards in lieu of 30 feet required, and **34-363(e)(1)e:** for 50% lot coverage in lieu of 35% maximum; all to allow for a new single family home.

Miscellaneous Info & Description: No previous variance requests and no open code violations.

Notes: \_\_\_\_\_

**(E) Case Number: BOA 11-100096**

Name of Applicant: John C. Doster

Name of Agent: J.W. Terry Simmons

Property Address: 225 39<sup>th</sup> Avenue South

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-336(e)(1)c.1:** For a 10 foot front yard limited to open porches, 15 feet for enclosed portions of habitable space, and 18 feet for garage walls in lieu of 25 feet required, **34-336(e)(1)c.2:** for 15 feet in total for both side yards provided that no side yard is less than 5 feet, in lieu of 10 feet required, except when the lot is a corner lot. For a corner lot the side yard on the corner shall be 10 feet in lieu of 20 percent of the lot width or 10 feet whichever is greater, **34-336(e)(1)c.3:** for 20 foot rear yards in lieu of 30 feet required, and **34-363(e)(1)e:** for 55% lot coverage in lieu of 35% maximum; all to allow for a new single family home.

Miscellaneous Info & Description: No previous variance requests and no open code violations.

Notes: \_\_\_\_\_

**8. BUILDING DEPARTMENT REPORT:** The next scheduled meeting is **Wednesday, July 6, 2011**. There are currently two scheduled cases.

**NOTICE**

*If a person decides to appeal any decision by the Board of Adjustment with respect to any matter considered at any meeting, such person may need a record of the proceedings, and, for such purpose, such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The public is encouraged to speak on issues on this Agenda that concern them. Anyone who wishes to speak should submit the request to the recording secretary prior to the beginning of the meeting. In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, persons with disabilities needing special accommodation to participate in this meeting should contact the Planning and Development Department no later than 5:00 p.m. on the day preceding the meeting.*