

# CITY OF JACKSONVILLE BEACH, FLORIDA



## MEMORANDUM TO: Board of Adjustment Members

**DATE: Monday, November 25, 2013**

There will be a regular meeting of the Board on **Tuesday, December 3, 2013**, 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:** Joseph Loretta (*Chair*), Thomas Buck (*Vice Chair*), John Moreland, Sylvia Osewalt  
Alternates: Michael Gallimore, Scott Cummings

### 3. EX-PARTE STATEMENT:

4. **APPROVAL OF MINUTES:** February 5, 2013 and October 15, 2013

### 5. CORRESPONDENCE:

### 6. OLD BUSINESS:

(A) **Case Number:** BOA 13-100212

Applicant/Owner: Mission House, Inc.

Agent: Ben Riendeau of Shaycore Enterprises, Inc

Property Address: 800 Shetter Avenue

Parcel ID: 175569-0000

Legal Description: Lot 1, Block 9, *Pablo Beach South*

Current Zoning: CS

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-377, for no additional parking spaces in lieu of three spaces required to allow for a 900 square foot addition to an existing non-conforming building.

Miscellaneous Info: No previous variance requests.

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

**7. NEW BUSINESS:**

(A) **Case Number: BOA 13-100215**

Applicant/Owner: Cesar V. Aguirre

Property Address: 1515 Seabreeze Avenue

Parcel ID: 179612-0000

Legal Description: Lot 10, Block 8, *Mission Hills Unit One Replat.*

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-336(e)(1)c.2, for a westerly side yard of 5.6 feet in lieu of 10 feet required to allow for an addition to a single family dwelling

Miscellaneous Info: No previous variance requests.

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

---

(B) **Case Number: BOA 13-100219**

Applicant/Owner: Ossi Development, Inc.

Agent: Sean Mann, Vice President

Property Address: 4205 2<sup>nd</sup> Street South

Parcel ID: 180463-0000

Legal Description: Lot 1, Block 1, *Avalon Unit 3, Section A*

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-336(e)(1)c.1, for a front yard of 10 feet in lieu of 25 feet required; 34-336(e)(1)c.2, for side yards of 5 feet in lieu of 10 feet required; 34-336(e)(1)c.3, for a rear yard of 5 feet in lieu of 30 feet required; and 34-336(e)(1)e, for 46% lot coverage in lieu of 35% maximum to allow for a new single family dwelling.

Miscellaneous Info: No previous variance requests.

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

---

(C) **Case Number: BOA 13-100221**

Applicant/Owner: Erika Kinsey

Property Address: 2007 Eastern Drive

Parcel ID: 178145-0000

Legal Description: Lot 6, Block 4, *San Pablo Terrace*

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-336(e)(1)c.2, for a northerly side yard of 7.5 feet in lieu of 10 feet required and 34-336(e)(1)e, for 47% lot coverage in lieu of 43% maximum to allow for improvements to a single family dwelling.

Miscellaneous Info: Two previous variance requests.

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

---

(D) **Case Number:** **BOA 13-100222**

Applicant/Owner: Christine Sapienza and Jasmine Bragg

Agent: Sara Johanns

Property Address: 1733 North 9<sup>th</sup> Street

Parcel ID: 175188-0000

Legal Description: Lot 4, Block 3, *Beach Homesites, Unit Three*

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-336(e)(1)c.3, for a rear yard of 22 feet in lieu of 30 feet required to allow for improvements to a single family dwelling.

Miscellaneous Info: No previous variance requests.

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

---

**8. BUILDING DEPARTMENT REPORT:** The next scheduled meeting is **Tuesday, December 17, 2013**. There are 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.*