

**CITY OF JACKSONVILLE BEACH
FLORIDA**



TO: Members of the Board of Adjustment

DATE: Tuesday, July 8, 2014

There will be a regular meeting of the Board of Adjustment at **7:00 p.m. on Tuesday, July 15, 2014**, held in the Council Chambers located at 11 North 3rd Street, Jacksonville Beach, Florida.

AGENDA

1. Call to Order
2. Roll Call: Thomas Buck (*Chair*), Sylvia Osewalt (*Vice Chair*), Joseph Loretta, John Moreland, and Scott Cummings

Alternates: Jeff Truhlar, Francis Reddington

3. Ex-parte Statement:
4. Approval of Minutes: May 20, 2014, June 03, 2014, and June 17, 2014
5. Correspondence:
6. Old Business:
7. New Business:

(A) **Case Number: BOA 14-100089**

Applicant/Owner: Josh Sachs
Property Address: 575 10th Avenue South
Parcel ID: 176620-0120
Current Zoning: RS-3

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-338(e)(1)c.2, for an easterly side yard 4.5 feet in lieu of 5 feet minimum and total side yards of 9.4 feet in lieu of 15 feet required of; 34-338(e)(1)c.3, for a rear yard on a dual frontage lot of 14 feet in lieu of 20 feet required; 34-338(e)(1)e, for 52% lot coverage in lieu of 35% maximum to allow for improvements to a single family dwelling **for property legally described as** the east 45 feet of Lot 8 and the west 6 feet of Lot 9, Block 96, *Oceanside Park*.

Miscellaneous Info: One previously approved variance request (reference BZA#37-86).

Notes: _____

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(B) **Case Number: BOA 14-100090**

Applicant/Owner: Ronald Legare

Property Address: 3201 Antigua Drive

Parcel ID: 180949-1390

Current Zoning: PUD

Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-348, for 54% lot coverage in lieu of 45% maximum to allow for a swimming pool and deck addition to a single family dwelling for property legally described as Lot 71, Ocean Cay Unit One.**

Miscellaneous Info: No previous variance requests (Reference Ordinance No. 2002-7843)

Notes: _____

(C) **Case Number: BOA 14-100091**

Applicant: Double D Construction, LLC.

Owner: Abdullah Trust c/o Bob Barr Watson Realty Corp

Agent: Stephen Williams c/o Edgewater Companies

Property Address: 81 27th Avenue South

Parcel ID: 181617-0000

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 20 feet in lieu of 25 feet required; 34-336(e)(1)c.2, for side yards of 7.5 feet in lieu of 10 feet required; 34-336(e)(1)c.3, for a rear yard of 12 feet in lieu of 30 feet required; 34-336(e)(1)e, for 45% lot coverage in lieu of 35% maximum all to allow for a new single family dwelling for property legally described as Lot 7, Block 3, Replat of Atlantic Shores Ocean Front Section C.**

Miscellaneous Info: No previous variance requests.

Notes: _____

(D) **Case Number: BOA 14-100092**

Applicant: Corner Lot Custom Homes, LLC.

Owner: J&T Morgan, LLC.

Property Address: 1156 14th Street North

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Parcel ID: 179141-0000
Current Zoning: RS-2
Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-337(e)(1)e**, for 41% lot coverage in lieu of 35% maximum to allow for a new single family dwelling **for property legally described as Lot 3, Block 53, Jacksonville Beach Section “A”**.
Miscellaneous Info: No previous variance requests

Notes: _____

(E) **Case Number: BOA 14-100096**
Applicant: Planning and Development, on behalf of Theresa L. Bass
Owner: Theresa L. Bass
Agent: Steven G. Lindorff, Director of Planning & Development
Property Address: 512 South 1st Street
Parcel ID: 175951-0000
Current Zoning: RM-2
Motion to Approve: **Request to rescind previously approved variance BOA Case No. 13-100145**, for side yards of 7.5 feet in lieu of 10 feet required per Land Development Code Section 34-340(e)(1)c.2 to allow for a new two-family dwelling **for property legally described as** the south 50 feet of Lot 1, Block 52, *Pablo Beach South*.
Miscellaneous Info: No previous variance requests

Notes: _____

8. Building Department Report: The next scheduled meeting is *Wednesday*, August 6, 2014. There are three 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.