

**CITY OF JACKSONVILLE BEACH
FLORIDA**



TO: Members of the Board of Adjustment

DATE: Monday, October 13, 2014

There will be a regular meeting of the Board of Adjustment at **7:00 p.m. on Tuesday, October 21, 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:
5. Correspondence:
6. Old Business:
7. New Business:

(A) **Case Number: BOA 14-100135**

Owner: JWB Real Estate Capital, LLC.

Applicant: JWB Construction

Agent: Lisandro Rosales

Property Address: 1015 South 2nd Avenue

Parcel ID: 177319-0000

Current Zoning: RM-1 (Per RS-3 Standards)

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-338(e)(1)c.1, for a front yard of 10 feet in lieu of 20 feet required; 34-338(e)(1)c.2, for a corner side yard of 5 feet in lieu of 10 feet required; 34-338(e)(1)c.3, for a rear yard of 6 feet in lieu of 30 feet required; 34-338(e)(1)e, for 51% lot coverage in lieu of 35% maximum; and 34-373(f), for gravel parking space in lieu of paving to allow for a new single family dwelling **for property legally described as** a portion of Government Lot 7, Section 33, Township 2 South, Range 29 East, Duval County.

Board of Adjustment Agenda –
Tuesday, October 21, 2014

(A) **Case Number:** **BOA 14-100135**

Miscellaneous Info: One previous variance request (BOA # 14-100067) and one previously approved conditional use for SFD in RM-1 district (reference PC#18-14).

Notes: _____

(B) **Case Number:** **BOA 14-100139**

Applicant/Owner: Mark Nugent

Property Address: 1919 Penman Road

Parcel ID: 178102-0000

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-336(e)(1)e, for 55% lot coverage in lieu of 35% maximum and 34-373(d), for a parking area setback of 2 feet in lieu of 5 feet minimum to the north property line to allow for improvements to a single family dwelling **for property legally described as** Lot 7, Block 2, *San Pablo Terrace*.

Miscellaneous Info: One previous variance requests (BOA# 286-83)

Notes: _____

(C) **Case Number:** **BOA 14-100141**

Owner/Applicant: Alfredo Gutterrez

Agent: Randy Raybon

Property Address: 705 & 707 6th Avenue South

Parcel ID: 176536-1200

Current Zoning: RS-3

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-338(e)(2)c.2, for a westerly side yard of 4.4 feet in lieu of 5 feet minimum and 34-338(e)(2)e, for 49% lot coverage in lieu of 35% maximum to allow for improvements to a two family dwelling **for property legally described as** Lot 12, Block 58, *Oceanside Park*.

Miscellaneous Info: No previous variance requests.

Notes: _____

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.