



CITY OF JACKSONVILLE BEACH, FLORIDA

MEMORANDUM TO: Board of Adjustment Members

Date: Tuesday, November 30, 2010

There will be a regular meeting of the Board on **Tuesday, December 7, 2010** at 7:00 P. M., in the Council Chambers at City Hall, 11 North 3rd 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. CORRESPONDENCE:

6. OLD BUSINESS:

7. NEW BUSINESS:

(A) Case Number: BOA 10-100151

Name of Applicant: Semanik Land Investment, LLC

Name of Agent: John A. Semanik

Property Address: 1818 N Oceanfront (174786-0000)

Current Zoning: RM-2

Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-340(e)(3)c.3, for a rear yard of 25 feet in lieu of 30 feet required; 34-340(e)(3)e, for 87% lot coverage in lieu of 65% maximum; 34-373(b), for 10 feet one way driveway drive lanes in lieu of 12 feet required; and 34-373(d), for a 2 feet vehicle use area set back in lieu of 5 feet minimum all to allow for a new multi-family dwelling.**

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

Notes: _____

(B) Case Number: BOA 10-100152

Name of Applicant: Riddick Lynch

Name of Agent: Rich Trendel

Property Address: 131 1st Avenue North

Current Zoning: CBD

Motion to Approve: **City of Jacksonville Beach Land Development Code Section:** 34-377 for 0 parking spaces in lieu of 18 spaces required to allow for a new restaurant/tavern (conversion of 3,570 square feet of space from retail requirement to restaurant requirement).

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

Notes: _____

(C) Case Number: BOA 10-100153

Name of Applicant: Bottom Line Ventures, Inc.

Name of Agent: Tim Millard

Property Address: 4030 Palm Way

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section:** 34-336(e)(1)c.2, for side yards of 8.5 feet in lieu of 10 feet required; and 34-336(e)(1)e, for 41% lot coverage in lieu of 35% maximum to allow for a new single family dwelling.

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

Notes: _____

(D) Case Number: BOA 10-100154

Name of Applicant: Inheritance Investments, LLC

Name of Agent: Christine Lee

Property Address: 2701 Ocean Drive South

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-336(e)(1)c.2**, for side yards of 7.6 feet in lieu of 10 feet required; and **34-336(e)(1)e**, for 50% lot coverage in lieu of 35% maximum to allow for a new single family dwelling.

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

Notes: _____

8. BUILDING DEPARTMENT REPORT: The next scheduled meeting is Tuesday, January 4, 2011. There is currently one scheduled case.

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.