

# CITY OF JACKSONVILLE BEACH, FLORIDA



## MEMORANDUM TO: Board of Adjustment Members

**DATE: Tuesday, September 11, 2012**

There will be a regular meeting of the Board on **Tuesday, September 18, 2012** 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  
Alternates: Sylvia Osewalt, Michael Gallimore

**3. EX-PARTE STATEMENT:**

**4. APPROVAL OF MINUTES: 8/7/12**

**5. CORRESPONDENCE:**

**6. OLD BUSINESS:**

**(A) Case Number: BOA 12-100106**

Name of Applicant: William P. Kilgannon

Name of Owner: Deborah VonDolteren, Trustee of the Nora Hobbs Holt Trust

Property Address: 202 25<sup>th</sup> Avenue South

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section:** For Lots 21,22: 34-336(e)(1)c.1, for a front yard of 20 feet in lieu of 25 feet; 34-336(e)(1)c.2, for side yards of 7.5 feet each in lieu of 10 feet required; 34-336(e)(1)e, for 48.8% lot coverage in lieu of 35% maximum to allow construction of two single family homes. For Lot A: 34-336(e)(1)c.1, for a front yard of 0 feet in lieu of 25 feet required; 34-336(e)(1)c.2, for a southerly side yard of 3 feet in lieu of 10 feet required; and 34-336(e)(1)c.3, for a rear yard of 20 feet in lieu of 25 feet required (dual frontage lot); and 34-336(e)(1)e, for 53.2 % lot coverage in lieu of 35% maximum to allow for expansion of an existing nonconforming single family home

Miscellaneous Info & Description: No previous variance requests.

Notes: \_\_\_\_\_  
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**(B) Case Number: BOA 12-100110**

Name of Applicant: Mark William Macco AIA, NCARB  
Name of Owner: Sam H. Hall  
Property Address: 51 36<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.2, for a side yard and corner side yard of 6 feet in lieu of 10 feet required; and 34-336(e)(1)e, for 47% lot coverage in lieu of 35% maximum to allow for a new single family dwelling.

Miscellaneous Info & Description: No previous variance requests.

Notes: \_\_\_\_\_  
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**(C) Case Number: BOA 12-100111**

Name of Applicant: J. E. Holland Properties, Inc.  
Name of Agent: Woodard M. Holland  
Property Address: 1125 1<sup>st</sup> Street South  
Current Zoning: RM-2

Motion to Approve: **City of Jacksonville Beach Land Development Code Section:** 34-340(e)(3)c.2, for a northerly side yard of 6.9 feet in lieu of 10 feet required to allow for improvements to a multi-family dwelling.

Miscellaneous Info & Description: No previous variance requests.

Notes: \_\_\_\_\_  
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**(D) Case Number: BOA 12-100112 to 12-100119**

Name of Applicant: S H Design, LLC  
Name of Owner: Medjax Associates, LTD  
Property Address: RE# 180508-0000 (Parcels A to H)  
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 7.5 feet in lieu of 10 feet each; and 34-336(e)(1)e, for 45% lot coverage in lieu of 35% maximum to allow for a new single family dwelling on each of the eight lots specified.

<b>BOA 12-100112</b>	388 33 <sup>rd</sup> Avenue South	Parcel D, Block 4, <i>Atlantic Shores Unit No. 1 Replat</i>
<b>BOA 12-100113</b>	393 34 <sup>th</sup> Avenue South	Parcel E, Block 4, <i>Atlantic Shores Unit No. 1 Replat</i>
<b>BOA 12-100114</b>	414 33 <sup>rd</sup> Avenue South	Parcel C, Block 4, <i>Atlantic Shores Unit No. 1 Replat</i>
<b>BOA 12-100115</b>	415 34 <sup>th</sup> Avenue South	Parcel F, Block 4, <i>Atlantic Shores Unit No. 1 Replat</i>
<b>BOA 12-100116</b>	420 33 <sup>rd</sup> Avenue South	Parcel B, Block 4, <i>Atlantic Shores Unit No. 1 Replat</i>
<b>BOA 12-100117</b>	437 34 <sup>th</sup> Avenue South	Parcel G, Block 4, <i>Atlantic Shores Unit No. 1 Replat</i>
<b>BOA 12-100118</b>	428 33 <sup>rd</sup> Avenue South	Parcel A, Block 4, <i>Atlantic Shores Unit No. 1 Replat</i>
<b>BOA 12-100119</b>	459 34 <sup>th</sup> Avenue South	Parcel H, Block 4, <i>Atlantic Shores Unit No. 1 Replat</i>

Miscellaneous Info & Description: One previous variance request.

Notes: \_\_\_\_\_  
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**7. NEW BUSINESS:**

**8. BUILDING DEPARTMENT REPORT:** The next scheduled meeting is **Tuesday, October 2, 2012**. There are currently seven 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.*