

# CITY OF JACKSONVILLE BEACH, FLORIDA



## MEMORANDUM TO: Board of Adjustment Members

**DATE: Tuesday, May 14, 2013**

There will be a regular meeting of the Board on **Tuesday, May 21, 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:** Thomas Buck, Josh Corey, Joseph Loretta, Bobby Jolley, and John Moreland  
Alternates: Sylvia Osewalt, Michael Gallimore

**3. EX-PARTE STATEMENT:**

**4. APPROVAL OF MINUTES:**

**5. CORRESPONDENCE:**

**6. OLD BUSINESS:**

**7. NEW BUSINESS:**

(A) **Case Number:** BOA 13-100079  
**Name of Applicant:** Erik M. Bjornson  
**Property Address:** 3015 1<sup>st</sup> Street South  
**Current Zoning:** RS-1  
**Motion to Approve:** **City of Jacksonville Beach Land Development Code Section:** 34-336(e)(1)c.1, for a front yard of 8.17 feet in lieu of 25 feet required to allow for improvements to a single family dwelling.

**Miscellaneous Info & Description:** No previous variance requests.

Notes: \_\_\_\_\_  
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**(B) Case Number: BOA 13-100081**

Name of Applicant: Salt Marsh, LLC

Name of Agent: Dominion Engineering Group

Name of Owner: George M. Goodloe (RE#177279-0000)

Glenn H. Allen III Et Al (177292-0000)

Property Address: 2100 Beach Boulevard & 117 S Marsh Area

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section:** 34-336(e)(1)b, for a lot width of 55 feet in lieu of 90 feet at the building line; 34-336(e)(1)c.2, for side yards of 7.5 feet in lieu of 10 feet required; and 34-336(e)(1)e, for 39% lot coverage in lieu of 35% maximum to allow for the platting of 4 new building lots.

Miscellaneous Info & Description: No previous variance requests.

Notes: \_\_\_\_\_  
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**(C) Case Number: BOA 13-100082**

Name of Applicant: John Denneen, Double D Construction

Name of Agent: Stephen B. Williams

Name of Owner: Janice L. (Altice) Hudson

Property Address: 828 10<sup>th</sup> Avenue South (Lot 6)

Current Zoning: RS-3

Motion to Approve: **City of Jacksonville Beach Land Development Code Section:** 34-338(e)(2)c.2, for a side yard and corner side yard of 7.5 feet in lieu of 10 feet required; and 34-338(e)(2)f, for 45% lot coverage in lieu of 35% maximum to allow for a new two-family dwelling.

Miscellaneous Info & Description: One previous variance request.

Notes: \_\_\_\_\_  
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**(D) Case Number: BOA 13-100083**

Name of Applicant: John Denneen, Double D Construction

Name of Agent: Stephen B. Williams

Name of Owner: Janice L. (Altice) Hudson

Property Address: 828 10<sup>th</sup> Avenue South (Lot 5)

Current Zoning: RS-3

Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-338(e)(2)c.2**, for side yards of 7.5 feet in lieu of 10 feet required; and **34-338(e)(2)f**, for 45% lot coverage in lieu of 35% maximum to allow for a new two-family dwelling.

Miscellaneous Info & Description: One previous variance request.

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**(E) Case Number: BOA 13-100084**

Name of Applicant: Brian Waldrep

Property Address: 1511 Marsh Inlet Court

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section: 34-336(e)(1)e**, for 39% 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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(F) **Case Number: BOA 13-100085**

Name of Applicant: H & H Seaside Development

Name of Agent: Bottom Line Ventures, Inc.

Name of Owner: TJB Properties, LLC

Property Address: 1125 1<sup>st</sup> Street North

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section:** 34-340(e)(4)c.1, for front yards of 12 feet in lieu of 20 feet required; 34-340(e)(4)c.2, for 5 foot southerly unit and 6 foot northerly unit side yards in lieu of 10 feet required; and 34-340(e)(4)c.3, for 5 foot northerly unit rear yard in lieu of 30 feet required to allow for a 3 unit townhouse development.

Miscellaneous Info & Description: One previous variance request.

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(G) **Case Number: BOA 13-100086**

Name of Applicant: John P. Heilmann

Name of Agent: Advantage Home Builders, Inc.

Property Address: 1857 Kings Road

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section:** 34-336(e)(1)c.1 for a front yard of 21 feet in lieu of 25 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.

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**(H) Case Number: BOA 13-100088**

Name of Applicant: Jason Huntley  
Name of Owner: Mike Deloach  
Property Address: 200 41<sup>st</sup> Avenue South  
Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section:** 34-336(e)(1)c.1, for a front yard of 14.36 feet in lieu of 25 feet required; 34-336(e)(1)c.2, for a westerly side yard of 7.5 feet in lieu of 10 feet required; 34-336(e)(1)c.3, for a rear yard of 15.84 feet in lieu of 30 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.

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**8. BUILDING DEPARTMENT REPORT:** The next scheduled meeting is **Tuesday, June 4, 2013**. There are currently 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.*