

**CITY OF JACKSONVILLE BEACH  
FLORIDA**



**TO: Members of the Board of Adjustment**

**DATE: Monday June 29, 2015**

There will be a regular meeting of the Board of Adjustment at **7:00 p.m. on Tuesday, July 7, 2015**, held in the Council Chambers located at 11 North 3<sup>rd</sup> Street, Jacksonville Beach, Florida.

**AGENDA**

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

Alternates: Jeff Truhlar, Francis Reddington

3. Ex parte Statement:
4. Approval of Minutes: April 7, 2015 and May 20, 2015
5. Correspondence:
6. Old Business: None
7. New Business:

(A) **Case Number: BOA#15-100082**

Applicant: David Law, President of North Florida Coastline Construction

Owner: Anna Pino Life Estate

Property Address: 1721 2<sup>nd</sup> Street South

Parcel ID: 179347-0000

Current Zoning: RS-3 (per Conditional Use Approval)

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-338(e)(1)c.1, for a front yard of 14 feet in lieu of 20 feet required; 34-338(e)(1)c.3, for a rear yard of 5 feet in lieu of 30 feet required; and 34-338(e)(1)e, for 51% lot coverage in lieu of 35% maximum to allow for a new single family dwelling **for property legally described as** Lot 6, Block "D", *Permenter's Replat of South Pablo or Atlantic Camp Grounds.*

Miscellaneous Info: No previous variance requests. Conditional use approved (PC#9-15).

Notes: \_\_\_\_\_  
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(B) **Case Numbers: BOA#15-100103**

Applicant/Owner: Michael "Patrick" Matthew

Property Addresses: 2201 11<sup>th</sup> Avenue North

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Parcel IDs: 179086-0020

Current Zoning: RS-2

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-337(e)(1)e, for 46% lot coverage in lieu of 35% maximum to allow for a swimming pool deck and walkway addition to a single family dwelling **for property legally described as** Lot 6, Except the North 10 feet thereof, Block 25, *Section “A” Jacksonville Beach.*

Miscellaneous Info: One previously approved variance request (BOA# 101-2003).

Notes: \_\_\_\_\_

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(C) **Case Number:** **BOA 15-100104**

Applicant/Owner: James Parsons

Property Address: 617 5<sup>th</sup> Street North

Parcel ID: 174200-0050

Current Zoning: RS-3

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-338(e)(1)c.1, for a front yard of 15 feet in lieu of 20 feet required; and 34-338(e)(1)e, for 38% lot coverage in lieu of 35% maximum to allow for a improvements to a single family dwelling **for property legally described as** Lot 6, together with the West 6 feet of Lot 5, Block 65, *Pablo Beach Improvement Company’s Plat of Part of Northern Portion of Pablo Beach FL.*

Miscellaneous Info: No previous variance requests. Conditional use approved (PC#16-15).

Notes: \_\_\_\_\_

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(D) **Case Number:** **BOA 15-100106**

Applicant/Owner: William D. Watson

Property Address: 3288 Isabella Boulevard

Parcel ID: 180817-0000

Current Zoning: RS-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 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 25 feet in lieu of 30 feet required; and 34-336(e)(1)e, for 46% lot coverage in lieu of 35% maximum to allow for a new single family dwelling **for property legally described as** Lot 10, Block 10, *Ocean View Highlands.*

Miscellaneous Info: No previous variance requests.

Notes: \_\_\_\_\_

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(E) **Case Number: BOA 15-100113**

Applicant: Tenth Street Beach Properties, LLC

Owner: City of Jacksonville Beach

Property Address: 660 South 10<sup>th</sup> Street

Parcel ID: 179728-0000

Current Zoning: I-1

Motion to Approve: **City of Jacksonville Beach Land Development Code Section(s):** 34-373(f), for gravel in lieu of paving for 34 parking spaces; 34-377, for 108 parking spaces in lieu of 193 required spaces; 34-425(c)(3), for a maximum of 15 parking spaces in an uninterrupted row in lieu of 10 spaces maximum to allow for development of a 36,000 square foot outdoor recreational facility with a restaurant, snack bar, and outdoor restaurant space **for property legally described as** Lots 3 to 16, part of Lot 17, Block 1; Lots 3 to 15, part of lots 2 and 16, Block 2; Lots 3 to 13, Block 3; Lots 3,4,10, and 11, Block 4; and part of Govt Lot 6, *Seabreeze S/D 1<sup>st</sup> Addition*.

Miscellaneous Info: No previous variance requests. Conditional use approved (PC#14-15).

Notes: \_\_\_\_\_

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8. Building Department Report: The next scheduled meeting is Tuesday, July 21, 2015. There are six 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.*