

## Application For Waiver of Road Frontage

### Planning and Development Department Info

Application # WRF-26-02 Staff Sign-Off/Date RM / 01/15/2026

Filing Date 01/16/2026 Number of Signs to Post 1

Current Land Use Category LDR

Waiver Sought

Reduce Required Minimum Road Frontage from 48 feet to 40 feet.

Applicable Section of Ordinance Code 656.407

Notice of Violation(s) N/A

Hearing Date 03/03/2026

Neighborhood Association N/A

Overlay LACKAWANNA NEIGHBORHOOD PLAN

### Application Info

Tracking #	6762	Application Status	FILED COMPLETE
Date Started	12/12/2025	Date Submitted	12/12/2025

### General Information On Applicant

Last Name	First Name	Middle Name
MOSS	TRAVIS	S
Company Name		
MOSS INVESTMENTS LLC		
Mailing Address		
PO BOX 440620		
City	State	Zip Code
JACKSONVILLE	FL	32222
Phone	Fax	Email
9046627228		MOSSINVESTMENTS1@GMAIL.COM

### General Information On Owner(s)

Last Name	First Name	Middle Name
MOSS	MICAIAH	S
Company/Trust Name		
MM HOMES OF JAX LLC		
Mailing Address		
PO BOX 440620		
City	State	Zip Code
JACKSONVILLE	FL	32222
Phone	Fax	Email
9046627228		MOSSINVESTMENTS1@GMAIL.COM

### Property Information

Previous Zoning Application Filed?

If Yes, State Application No(s)

Z- 6720

Map RE#	Council District	Planning District	Current Zoning District(s)
Map 057013 0020	9	5	RLD-60

Ensure that RE# is a 10 digit number with a space (##### # ####)

On File

Page 1 of 17

**Total Land Area (Nearest 1/100th of an Acre)** 0.10

**Current Property Use**

VACANT LOT

**Waiver Sought**

**Reduce Required Minimum Road Frontage from 48 feet to 40 feet.**

**In Whose Name Will The Exception Be Granted**

MM HOMES OF JAX LLC

**Location Of Property**

**General Location**

0 DILLON ST

**House #** 0 **Street Name, Type and Direction** DILLON ST

**Zip Code**  
32254

**Between Streets**

SUMMER STREET **and** DAY AVENUE

**Utility Services Provider**

City Water/City Sewer  Well/Septic  City Water/Septic  City Sewer/Well

**Required Attachments**

The following items must be attached to the application.

- Survey
- Site Plan
- Ownership Affidavit / Agent Authorization - Individual – Notarized Letter(s) – (Exhibit A)
- Ownership Affidavit / Agent Authorization - Corporation - Notarized letter(s) designating the agent – (Exhibit A)
- Legal Description - may be written as either lot and block, or metes and bounds (Exhibit 1)
- Proof Of Property Ownership - may be print-out of property appraiser record card if individual owner, <https://paopropertysearch.coj.net/Basic/Search.aspx>, or print-out of entry from the Florida Department of State Division of Corporations if a corporate owner, <https://search.sunbiz.org/Inquiry/CorporationSearch/ByName>

**Supplemental Information**

- Letter From DCFS, Department of Children and Family Services - day care uses only
- Advisory Opinion Letter From EQD, Environmental Quality Division

**Criteria**

Section 656.101(I), Ordinance Code, defines a waiver as "a relaxation of the Zoning Code minimum street frontage, pursuant to Section 656.407, Ordinance Code."

Section 656.133(d)1 through 5, Ordinance Code, provides that, with respect to action upon Applications for Waivers, the City Council shall grant a waiver for reduction of the minimum requirements for road frontage, if the Council makes a positive finding based upon substantial, competent evidence that the application meets all of the following five (5) criteria:

- (i) There are practical or economic difficulties in carrying out the strict letter of the regulation.
- (ii) The request is not based exclusively upon the desire to reduce the cost of developing the site or to circumvent the requirements of Chapter 654 (Code of Subdivision Regulations).

- (iii) The proposed waiver will not substantially diminish property values in, nor alter the essential character of the area surrounding the site and will not substantially interfere with or injure the rights of others whose property would be affected by the waiver.
- (iv) There is a valid and effective easement for adequate vehicular access connected to a public street which is maintained by the City or approved private street.
- (v) Will not have a detrimental effect on the future development of contiguous properties or the general area, according to the Comprehensive Plan, including any subsequent plan adopted by the Council pursuant thereto.

### Public Hearings

Please review your application. No application will be accepted until all of the requested information has been supplied and the required fee has been paid. The acceptance of an application as being complete does not guarantee its approval by the Planning Commission. The owner and/or authorized agent must be present at the public hearing.

The required public notice signs must be posted on the property within five (5) working days after the filing of this application. Sign(s) must remain posted and maintained until a final determination has been made on the application.

### Application Certification

I HEREBY CERTIFY THAT I HAVE READ AND UNDERSTAND the information contained in this application, that I am the owner or authorized agent for the owner with authority to make this application, and that all of the information contained in this application, including the attachments, is true and correct to the best of my knowledge.

Agreed to and submitted

### Filing Fee Information

<b>1) Residential District Base Fee</b>	\$1,161.00
<b>2) Plus Notification Costs Per Addressee</b>	<b>Notifications @ \$7.00/each:</b>
<b>3) Total Application Cost:</b>	

**\* Applications filed to correct existing zoning violations are subject to a double fee.**

**\*\* The fee for the advertisement is in addition to the above fees. The newspaper will send the invoice directly to the applicant.**



City of Jacksonville  
Planning & Development Department  
214 N. Hogan Street, Suite 300  
Jacksonville, Florida 32202

**AFFIDAVIT OF PROPERTY OWNERSHIP AND DESIGNATION OF AGENT**  
**Corporation/Partnership/Trust/Other Entity**

MM HOMES OF JAX LLC

Owner Name

0 DILLON ST 32254

Address(es) for Subject Property

057013-0020

Real Estate Parcel Number(s) for Subject Property

TRAVIS MOSS

Appointed or Authorized Agent(s)

**ADMINISTRATION DEVIATION**

Type of Request(s)/Application(s)

STATE OF FLORIDA

COUNTY OF DUVAL

BEFORE ME, the undersigned authority, this day personally appeared MICAIAH MOSS,  
hereinafter also referred to as "Affiant", who being by me first duly sworn, under oath, deposes and states as follows:

1. Affiant is the OWNER of MM HOMES OF JAX LLC, a LLC (the "Entity") that is the owner and record title holder of the property described above and more specifically in the attached legal description (the "Subject Property"), which property is the subject of the above-noted request(s)/application(s) being made to the City of Jacksonville.\*
2. Affiant affirms that he/she is authorized to execute this Affidavit on behalf of the aforesaid Entity.
3. That I, the undersigned, as an authorized representative of the Entity, have appointed, and do hereby appoint, the above-noted person(s)/entity as agent(s) to act on behalf of said Entity in connection with the above-referenced request(s)/application(s). Said agent(s) is/are authorized and empowered to act as agent to file application(s) for land use amendment(s), rezoning(s), and/or other development permits for the Subject Property and, in connection with such authorization, to file such applications, papers, documents, requests and other matters necessary to effectuate and pursue such requested change(s) and/or development permit(s) and including appearances before all City boards, commissions or committees on behalf of the application(s). In authorizing the agent(s) named herein to represent the Entity, I attest that the application(s) is/are made in good faith.

PREVIOUS VERSIONS OF THIS FORM ARE OBSOLETE

4. Affiant further acknowledges that any change in ownership of the Subject Property and/or the designated agent(s) that occur prior to the date of final public hearing or City Council action on the application(s) associated herewith shall require that a new Affidavit of Property Ownership and Designation of Agent be submitted to the City of Jacksonville Planning and Development Department to reflect any such changes.
5. I acknowledge and affirm that I am familiar with the nature of an oath and with the penalties provided by the laws of the State of Florida for falsely swearing to statements under oath. Under penalty of perjury, I hereby declare that I have examined this Affidavit and to the best of my knowledge and belief, it is true, correct and complete.

**FURTHER AFFIANT SAYETH NAUGHT.**

MICAIAH MOSS

Signature of Affiant

MICAIAH MOSS

Printed/Typed Name of Affiant

\* Affiant shall provide documentation illustrating that Affiant is an authorized representative of the entity-owner of the Subject Property. This may be shown through a corporate resolution, power of attorney, printout from Sunbiz.org, trust agreement, etc.

**NOTARIAL CERTIFICATE**

Sworn to and subscribed before me by means of  physical presence or  online notarization, this 2nd day of December, 2025, by Micaiyah Moss, as Owner/Authorized Rep. for MM Homes of Jax LLC, who is  personally known to me or  has produced identification and who took an oath.

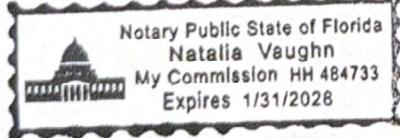
Type of identification produced \_\_\_\_\_.

Natalia Vaughn  
Notary Public Signature

Natalia Vaughn  
Printed/Typed Name – Notary Public

My commission expires: 11/31/2028

[NOTARY SEAL]



**NOTE: APPLICATIONS SUBMITTED WITH AN INCORRECTLY COMPLETED, INCOMPLETE, OR ALTERED AFFIDAVIT OF PROPERTY OWNERSHIP AND DESIGNATION OF AGENT FORM(S) WILL NOT BE PROCESSED.**

PREVIOUS VERSIONS OF THIS FORM ARE OBSOLETE

Prepared by and return to:

Duane C. Romanello, P.A.  
1919 Blanding Boulevard  
Jacksonville, FL 32210  
(904) 384-1441  
File Number: 25-0864

[Space Above This Line For Recording Data]

## Special Warranty Deed

This Special Warranty Deed made this 20th day of May, 2025 between **Moss Investments of Jax, LLC, a Florida Limited Liability Company** whose post office address is **P.O. Box 440620, Jacksonville, FL 32222**, grantor, and **MM Homes of Jax LLC, a Florida Limited Liability Company** whose post office address is **1398 Ottawa Avenue, Jacksonville, FL 32210**, grantee:

(Whenever used herein the terms grantor and grantee include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum **TEN AND NO/100 DOLLARS (\$10.00)** and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Duval County, Florida**, to-wit:

**East 40 Feet of Lot 9, Block "C", HIGHWAY, according to the plat thereof as recorded in Plat Book 2, Page 35, of the Public Records of Duval County, Florida.**

**Parcel Number: Part of 057013-0000**

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**To Have and to Hold**, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under grantors.

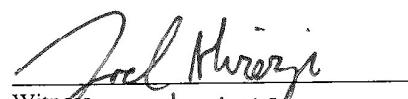
\*\*\*Continued on Second Page\*\*\*

NOTE: No title evidence was requested or furnished in connection with the preparation of this instrument and no opinion, expressed or implied, is intended by the above named conveyancer as to the marketability or condition of the title to or the boundaries of the property described herein.

**SIGNATURE PAGE OF MOSS INVESTMENTS OF JAX LLC,**

**In Witness Whereof**, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

  
Witness  
Printed Name: Joel Hirzji  
P.O. Address: 1919 Blanding Blvd  
Jacksonville, FL 32210

**Moss Investments of Jax LLC**  
**A Florida Limited Liability Company**  
  
By: Travis Moss  
Its: Manager

  
Witness  
Printed Name: Dawn L. Terry  
P.O. Address: 1919 Blanding  
Jax, FL 32210

State of Florida  
County of Duval

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 20 May, 2025 by Travis Moss as Manager of Moss Investments of Jax LLC, a Florida Limited Liability Company who  are personally known or  have produced drivers' licenses as identification.

[Seal]



DAWN L. TERRY  
Commission # HH 426892  
Expires November 27, 2027

  
Notary Public  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Registered Agent Name](#) /

## Detail by Registered Agent Name

Florida Limited Liability Company

MM HOMES OF JAX LLC

### Filing Information

**Document Number** L25000183366

**FEI/EIN Number** NONE

**Date Filed** 04/17/2025

**Effective Date** 05/16/2025

**State** FL

**Status** ACTIVE

### Principal Address

1398 OTTAWA AVE  
JACKSONVILLE, FL 32210

### Mailing Address

1398 OTTAWA AVE  
JACKSONVILLE, FL 32210

### Registered Agent Name & Address

MOSS, MICAIAH  
1398 OTTAWA AVE  
JACKSONVILLE, FL 32210

### Authorized Person(s) Detail

#### **Name & Address**

Title MGR

MOSS, MICAIAH  
1398 OTTAWA AVE  
JACKSONVILLE, FL 32210

### Annual Reports

**No Annual Reports Filed**

### Document Images

[04/17/2025 -- Florida Limited Liability](#)

[View image in PDF format](#)



**Electronic Articles of Organization  
For  
Florida Limited Liability Company**

L25000183366  
FILED 8:00 AM  
April 17, 2025  
Sec. Of State  
crico

**Article I**

The name of the Limited Liability Company is:

MM HOMES OF JAX LLC

**Article II**

The street address of the principal office of the Limited Liability Company is:

1398 OTTAWA AVE  
JACKSONVILLE, FL. US 32210

The mailing address of the Limited Liability Company is:

1398 OTTAWA AVE  
JACKSONVILLE, FL. US 32210

**Article III**

The name and Florida street address of the registered agent is:

MICAIAH MOSS  
1398 OTTAWA AVE  
JACKSONVILLE, FL. 32210

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.

Registered Agent Signature: MICAIAH MOSS

## Article IV

The name and address of person(s) authorized to manage LLC:

Title: MGR  
MICAIAH MOSS  
1398 OTTAWA AVE  
JACKSONVILLE, FL. 32210 US

L25000183366  
FILED 8:00 AM  
April 17, 2025  
Sec. Of State  
crico

## Article V

The effective date for this Limited Liability Company shall be:

05/16/2025

Signature of member or an authorized representative

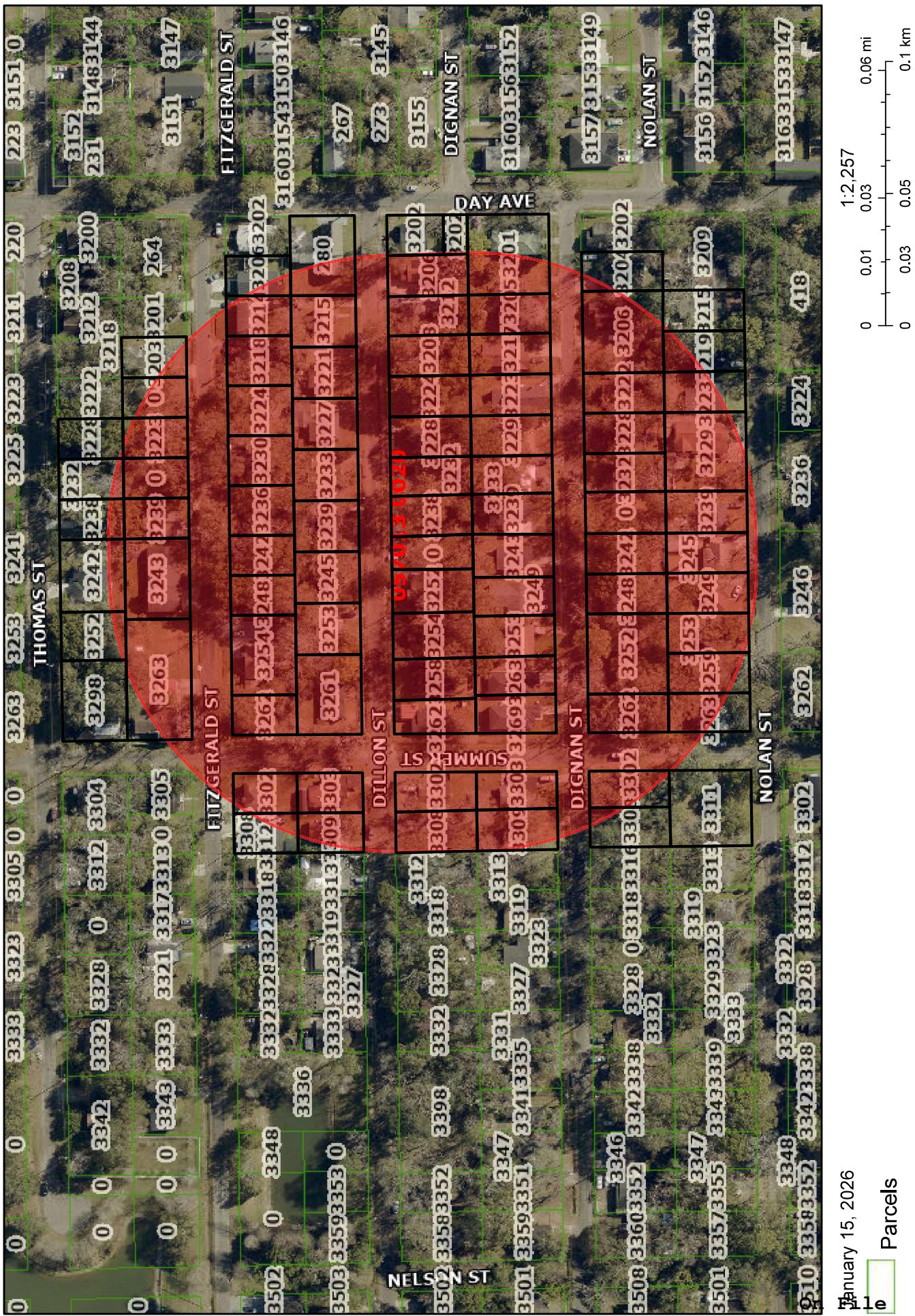
Electronic Signature: MICAIAH MOSS

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.





Land Development Review



RE	LNAME	LNAME2	MAIL_ADDR1	MAIL_ADDR2	MAIL_MAIL_CITY	MAIL_MAIL_ZIP
057155 0000	3 MUSKETEERS ACQUISITIONS LLC		3633 PINE ST		JACKSONVILLE	FL 32205-9416
057040 0000	3302 DIGNAN STREET LLC		300 DANA ST		FREMONT	CA 94539-5711
056999 0000	ADAMS SUSAN LIFE ESTATE		3249 NOLAN ST		JACKSONVILLE	FL 32254
057158 0000	AIX PROPERTIES FL LLC		7749 NORMANDY BLVD STE 121 815		JACKSONVILLE	FL 32221
057021 0000	ANDO HOLDINGS LLC		101 MARKETSTIDE AVE STE 404 129		PONTE VEDRA	FL 32081
057145 0000	BAKER JOYCE		3214 FITZGERALD ST		JACKSONVILLE	FL 32254
057154 0000	BARNHILL ANDREW V		360 CHAMBERS ST		WOODSTOCK	GA 30188
056992 0000	BHKN III LLC		2144 ROSELLE ST		JACKSONVILLE	FL 32204
057147 0000	BLUE SHARK PROPERTIES LLC		7719 GALVESTON AVE		JACKSONVILLE	FL 32211-7824
057148 0000	BROWN BAISDEN SONYA RENEE		3230 FITZGERALD ST		JACKSONVILLE	FL 32254
056988 0010	CARTER YVETTE YVONNE		3222 DIGNAN ST		JACKSONVILLE	FL 32254-3909
057022 0005	CENTRALIZE INVESTMENTS LLC		3595 SHERIDAN ST UNIT 200		HOLLYWOOD	FL 33021
057007 0000	COOK ROBERTA LYNN		3206 DILLON ST		JACKSONVILLE	FL 32254-3913
057130 0000	DARDEN SHANNAN LAURIE ANN		3232 THOMAS ST		JACKSONVILLE	FL 32254
057194 0010	DAVIS TYRONE ET AL		2445 DUNN AVE APT 208		JACKSONVILLE	FL 32218
057139 0000	DEHOMBRE RENE		250 GORGE RD APT 308		CLIFFSIDE PARK	NJ 07010
057015 0050	DGRON DIGNAN JAX LLC		831 BLACK ROCK RD		GLADWYNE	PA 19035
056990 0000	DIGNAN HOLDINGS GROUP LLC		191 UNIVERSITY BLVD STE 810		DENVER	CO 80206
057020 0000	ETTA PAULINE E		9005 CEDAR BLUFF DR		NORTH RICHLAND HILLS	TX 76182
057131 0020	FINNEY CLARA PATRICE		3238 THOMAS ST		JACKSONVILLE	FL 32254
057015 0060	FITOZ BIZ LLC		7563 PHILIPS HWY STE 208		JACKSONVILLE	FL 32256
056995 0000	FORTUNATO MICHAEL		3243 SPENCER DR		BRONX	NY 10465
057162 0020	FREE SPIRIT CHURCH OF GOD IN CHRIST		C/O TRUSTEES	280 DAY AVE	JACKSONVILLE	FL 32254-3962
057149 0000	GREEN MEADOW INVESTMENTS LLC		1710 ROVE AVE		JACKSONVILLE	FL 32208
057137 0000	GROUNDFLOOR JACKSONVILLE LLC		3048 3RD ST S 172		JACKSONVILLE BEACH	FL 32250
057129 0000	HAMMOND WILLIE J ESTATE		C/O MARTHA GLOVER	2812 FLEMING ST	JACKSONVILLE	FL 32254
057017 0000	HARDY JOANN		1995 WAGES WAY		JACKSONVILLE	FL 32218
057160 0000	HARRY WINSHIP DOWELL LIVING TRUST		3515 SAINT AUGUSTINE RD		JACKSONVILLE	FL 32207-5524
057039 0000	HELPFUL CITIZENS INC		1817 DEAN RD		JACKSONVILLE	FL 32216
057138 0015	HERNANDEZ MANUEL		11471 VIDALIA CT		JACKSONVILLE	FL 32223
057184 0000	HOOPER BRENDA L		3302 FITZGERALD ST		JACKSONVILLE	FL 32254-3925
057015 0020	HOWARD ROSA M		3262 DILLON ST		JACKSONVILLE	FL 32254-3913
056993 0000	JACKSONVILLE 37 LAND TRUST		412 EAST MADISON ST SUITE 800-B		TAMPA	FL 33602
057012 0000	JAX FUND 2 LLC		P O BOX 4500		SUNRISE	FL 33345
057040 0000	JOHNSON JENNIE		3200 H ELMERLS ST		JACKSONVILLE	FL 32254
057006 0010	JOINSER LOHNER MANAGEMENT LLC		999995 CROSSING DR		JACKSONVILLE	FL 32219
057003 0000	KAPUSCHANSKY ROBERT		2352 ICE ASHTON RD		SAIN AUGUSTINE	FL 32092-2531
056997 0000	KNOWLES ROSE M		2353 NOLAN ST		JACKSONVILLE	FL 32254-3929
057010 0000	LANK ONE LLC		1803 LONG CYPRESS CT		JACKSONVILLE	FL 32223
057146 0000	LAWRENCE DELROY		3218 FITZGERALD ST		JACKSONVILLE	FL 32254
057015 0000	LIMEWOOD VENTURES LLC		4249 POLO CT		JACKSONVILLE	FL 32277
057150 0000	LISA M KURLO		1 BUNGALOW LN		WAPPINGERS FALLS	NY 12500
057022 0010	MACK REGINALD P ET AL		3202 DILLON ST		JACKSONVILLE	FL 32254-3915
056996 0000	MARRERO JOEY ANTHONY		3263 NOLAN ST		JACKSONVILLE	FL 32254
057039 0010	MCCRAB MATHIREE		3303 DIGNAN ST		JACKSONVILLE	FL 32254-3910
057005 0000	MCDANIEL MAGGIE		PO BOX 6952		JACKSONVILLE	FL 32236-6952
057000 0000	MCDOWELL MARY E		3245 NOLAN ST		JACKSONVILLE	FL 32254-3929
057014 0000	MCNAIR ISHMAEL JR		3252 DILLON ST		JACKSONVILLE	FL 32254-3913
057004 0000	MCNAULY ANGELA W		10222 SCOTS LANDING RD		MECHANICSVILLE	VA 23116
057011 0000	MCNEIL SEAN IRA		524 SEA ISLAND DR		FERNANDINA BEACH	FL 32034
057017 0010	MEHRTENS KELLY L		5225 POOKS HILL RD UNIT 429N		BETHESDA	MD 20814
057041 0000	MITCHELL GLENDA J		P O BOX 41311		JACKSONVILLE	FL 32203
057013 0020	MM HOMES OF JAX LLC		1398 OTTAWA AVE		JACKSONVILLE	FL 32210
057157 0000	NATIONWIDE COMMUNITY REVITALIZATION LLC		3239 DILLON ST		JACKSONVILLE	FL 32254
057018 0000	OCHOA GABRIEL		3226 ARTHUR TER		HOLLYWOOD	FL 33021
057134 0000	PADILLA SANTA MARITZA ET AL		2120 NW 57TH ST		MIAMI	FL 33142
056987 0000	POWELL MIRIAM D		3204 DIGNAN ST		JACKSONVILLE	FL 32254
057132 0010	PRIME LIFESTYLE ASSETS LLC		2153 S REMINGTON AVE		SARATOGA SPRINGS	UT 84045
057009 0000	PROEUNG CHAN RA		3208 DILLON ST		JACKSONVILLE	FL 32254
057156 0000	RICHARDSON BRIAN		2821 WINDSOR LN		PORT NECHES	TX 77651
057153 0000	SAFAR GEORGE		2715 ALVARADO AVE		JACKSONVILLE	FL 32217-2707
057133 0000	SCARPA RE INVESTMENTS LLC		8182 BANPO BRIDGE WAY		DELRAY BEACH	FL 33446
057021 0010	SMITH CHEYENNE		3217 DIGNAN ST		JACKSONVILLE	FL 32254-3908
057023 0000	SMITH LILLIAN C TRUSTEE		PO BOX 382017		JACKSONVILLE	FL 32238-2017
057135 0000	STALLWORTH JOANN D		3263 FITZGERALD ST		JACKSONVILLE	FL 32254-3922
056991 0000	STEPHENS LARRY		2279 CLEMENTE DR		JACKSONVILLE	FL 32204
057018 0010	STEPHENS LARRY ESTATE		C/O VALERIE BUTLER	4503 BRIAN DR	KILLEEN	TX 76542
056988 0000	STEVENSON JENNIFER		3206 DIGNAN ST		JACKSONVILLE	FL 32254-3909
057006 0000	STRICKLAND LARRY R		30274 65TH PLACE C		BRANFORD	FL 32008-2506
057022 0000	THAIS SVB LLC		3495 5TH AVE N		SAIN PETERSBURG	FL 33713
057144 0000	THOMAS KITWANA		2026 FOREST GATE DR E		JACKSONVILLE	FL 32246-1123
057013 0010	TMJ HOMES OF JAX LLC		1398 OTTAWA AVE		JACKSONVILLE	FL 32210
056994 0000	TOBAR GOMEZ WILFREDO		2841 ERNEST ST		JACKSONVILLE	FL 32205
057159 0000	TOLBERT VELDA K		PO BOX 6784		JACKSONVILLE	FL 32236
057151 0000	TOLER SHAUNETRA		5852 ROUND TABLE RD		JACKSONVILLE	FL 32254
057015 0010	TONGE RODNEY W		7101 WILSON BLVD #B207		JACKSONVILLE	FL 32210
057008 0000	TOOKES MELTON CALVIN ESTATE		3212 DILLON ST		JACKSONVILLE	FL 32254-3913
057049 0000	TRUST F 20233DS		4031 HIGHWAY AVE		JACKSONVILLE	FL 32254
057140 0000	VLG PROPERTIES LLC		7709 GLENSTON AVE		JACKSONVILLE	FL 32211
057152 0000	WEBB CAROLYN		3254 FITZGERALD ST		JACKSONVILLE	FL 32254
057185 0000	WILLIAMS EDDIE L		3208 FITZGERALD ST		JACKSONVILLE	FL 32254-3925
057060 0000	WILLIAMS KEANAN MAXWELL SR		3352 DIGNAN ST		JACKSONVILLE	FL 32254-3911
057002 0000	WILLIAMSON ABRAHAM		3229 NOLAN ST		JACKSONVILLE	FL 32254-3929
057194 0000	WOODS MICHAEL		2440 EMU DR		KELLER	FL 32246-5103
057001 0000	ZENE GROUP LLC		1420 DANBURY PARKS DR		JACKSONVILLE	FL 32208
NORTHWEST OPEN VOLUNTEER		VICTOR COLEMAN RANDALL JACKSON	2118 18TH ST W 5807 GILCHRIST OAKS CT		JACKSONVILLE	FL 32219

# Duval County, City Of Jacksonville

## Jim Overton , Tax Collector

231 E. Forsyth Street  
Jacksonville, FL 32202

### General Collection Receipt

Account No: CR802714

Date: 1/15/2026

User: Martin, Regnissah - PDCU

Email: RMartin@coj.net

#### REZONING/VARIANCE/EXCEPTION

**Name:** MM HOMES OF JAX LLC Travis S. Moss / Micaiah S. Moss

**Address:** PO BOX 440620 JACKSONVILLE,FL, 32222

**Description:** Administrative Deviation(Z-6720) and companion Waiver of Road Frontage (Z-6762) to allow development of a single-family dwelling on a nonconforming lot of record in the RLD-60 zoning district.

Fund	Center	Account	Project	Activity	Interfund	Future	Debit Amount	Credit Amount
00111	000000	104001	000000	00000000	00000	0000000	2722.00	0.00
00111	140302	342218	000000	00000000	00000	0000000	0.00	2722.00

**Total Due: \$2,722.00**

## Jim Overton , Tax Collector General Collections Receipt City of Jacksonville, Duval County

Account No: CR802714

Date: 1/15/2026

#### REZONING/VARIANCE/EXCEPTION

**Name:** MM HOMES OF JAX LLC Travis S. Moss / Micaiah S. Moss

**Address:** PO BOX 440620 JACKSONVILLE,FL, 32222

**Description:** Administrative Deviation(Z-6720) and companion Waiver of Road Frontage (Z-6762) to allow development of a single-family dwelling on a nonconforming lot of record in the RLD-60 zoning district.

**Total Due: \$2,722.00**

**Jim Overton  
Duval County**

Date/Time: 01/16/2026 03:02PM

Drawer: P04

Clerk: ME

Transaction: 8302786

**Item**

CR Processing:	<i>Paid</i>
CR802714	\$2,722.00

MM HOMES OF JAX  
LLC Travis S. Moss & #47;  
Micaiah S. Moss  
PO BOX 440620  
JACKSONVILLE, FL,  
32222

**Total:**

Receipt: 460-27-00049962	\$2,722.00
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**Total Tendered**

Check:	\$2,722.00
Chk#1142	\$2,722.00

**Balance:**

Paid By: MM HOMES OF JAX LLC Travis S.  
Moss / Micaiah S. Moss