

Application For Waiver of Road Frontage

Planning and Development Department Info

Application # N/A **Staff Sign-Off/Date** KPC / 05/08/2025

Filing Date N/A **Number of Signs to Post** 1

Current Land Use Category LDR

Waiver Sought Reduce road frontage from 48 ft to 0 ft

Applicable Section of Ordinance Code SEC. 656.407

Notice of Violation(s) N/A

Hearing Date N/A

Neighborhood Association N/A

Overlay N/A

Application Info

Tracking # 6219

Application Status FILED COMPLETE

Date Started 04/16/2025

Date Submitted 04/17/2025

General Information On Applicant

Last Name

TAYLOR

First Name

KAYLEIGH

Middle Name

Company Name

Mailing Address

2808 SHANGRI LA DR

City

JACKSONVILLE

State

FL

Zip Code

32233

Phone

5403168542

Fax

Email

KLKHRT24@GMAIL.COM

General Information On Owner(s)

Last Name

GRENVILLE

First Name

SANDRA

Middle Name

Company/Trust Name

Mailing Address

2456 PANUCO AVE W

City

JACKSONVILLE

State

FL

Zip Code

32233

Phone

9043828250

Fax

Email

SANDYGRENVILLE@GMAIL.COM

Property Information

Previous Zoning Application Filed? ☐

If Yes, State Application No(s)

Map RE#	Council District	Planning District	Current Zoning District(s)
Map 168436 0020	13	2	RLD-60

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

Total Land Area (Nearest 1/100th of an Acre) 1.00

On File
Page 1 of 16

Current Property Use

CURRENTLY VACANT UNIMPROVED, BUT WILL BE USED FOR A SINGLE FAMILY DWELLING

Waiver Sought

Reduce road frontage from 48 feet to 0 feet

In Whose Name Will The Exception Be Granted

KAYLEIGH TAYLOR AND HUNTER TAYLOR

Location Of Property**General Location**

4.6 ACRE PARCEL (SUBDIVIDING 1.0 ACRE FROM THAT FOR SALE) NEXT TO PROPERTY AL

House #

2456

Street Name, Type and Direction

PANUCO AVE W

Zip Code

32233

Between Streets

SEAWAY

and GREEN CAY AVE

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.

THE PROPERTY WILL BE FORMALLY SUBDIVIDED UPON SALE FROM A LARGER 4-ACRE PARCEL THROUGH AN OFF-MARKET TRANSACTION. DUE TO THE LAYOUT OF THE REMAINING LAND AND ACCESS, STRICT COMPLIANCE WITH FRONTAGE REQUIREMENTS WOULD REQUIRE EXTENSIVE RECONFIGURATION OR ACQUISITION OF ADDITIONAL LAND, WHICH IS IMPRACTICAL AND ECONOMICALLY BURDENSOME FOR A SINGLE RESIDENTIAL PARCEL.

(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).

THE WAIVER IS BEING REQUESTED TO ALLOW DEVELOPMENT OF A SINGLE-FAMILY RESIDENCE ON A LEGAL PARCEL OF RECORD. THE INTENT IS NOT TO REDUCE DEVELOPMENT COSTS OR CIRCUMVENT REGULATIONS, BUT RATHER TO ENABLE USE OF THE PARCEL WITHIN THE CONSTRAINTS OF ITS UNIQUE SHAPE AND ACCESS RESULTING FROM THE RECENT SUBDIVISION.

(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.

THE PROPOSED WAIVER WILL NOT NEGATIVELY IMPACT NEIGHBORING PROPERTIES OR DIMINISH PROPERTY VALUES. THE SURROUNDING PARCELS ARE RESIDENTIAL OR UNDEVELOPED, AND THE CONSTRUCTION OF A WELL-DESIGNED SINGLE-FAMILY HOME WILL BE IN KEEPING WITH THE CHARACTER OF THE AREA.

(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.

THERE WILL BE A LEGAL EASEMENT PROVIDING VEHICULAR ACCESS FROM THE PROPERTY TO A PUBLIC MAINTAINED ROAD (PANUCO AVE W, A COJ RIGHT-OF-WAY). EASEMENT IS RECORDED FOR INGRESS/EGRESS AND UTILITIES ACCESS. THIS EASEMENT ENSURES CONTINUOUS, ADEQUATE ACCESS AND IS RECORDED AND MAINTAINED IN ACCORDANCE WITH CITY OR PRIVATE STANDARDS.

(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.

GRANTING THE WAIVER WILL NOT AFFECT THE FUTURE DEVELOPMENT OF SURROUNDING PROPERTIES. THE PROPOSED RESIDENTIAL USE IS CONSISTENT WITH THE COMPREHENSIVE PLAN AND ADJACENT LAND USES. THIS WAIVER APPLIES ONLY TO THE MINIMUM FRONTAGE REQUIREMENT AND WILL NOT CREATE A PRECEDENT THAT HINDERS RESPONSIBLE DEVELOPMENT IN THE AREA.

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

1) Residential District Base Fee	\$1,161.00
2) Plus Notification Costs Per Addressee	
47 Notifications @ \$7.00/each:	\$329.00
3) Total Application Cost:	\$1,490.00

*** 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.**

PREPARED BY AND RETURN TO:

Christine Micieli
America's Choice Title Company
170 A1A North
Ponte Vedra Beach, FL 32082
FILE No. 15-880

Parcel Identification Number:
168436 0000

Documentary Stamps paid in

Amount of \$2,450.00

Sales Price: \$350,000.00

CORPORATE
WARRANTY DEED

THIS INDENTURE made as of March 3, 2016 between **Missions to Military, Inc., a Virginia not-for-profit Corporation**, whose mailing address is P.O. Box 6, Norfolk, VA 23501; (hereinafter referred to as "Grantor") and **Sandra E. Grenville and Elizabeth T. Grenville, as joint tenants with rights of survivorship**, whose mailing address is c/o 1604 Brookwood Road, Jacksonville, Florida 32207; (hereinafter referred to as "Grantees")

WTNESSETH:

That the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration to it in hand paid by the Grantee, the receipt of which is hereby acknowledged, grants, bargains and sells to the Grantee and the Grantee's Heirs and assigns, the following described real property, which is situate, lying and being in Duval County, Florida, to wit:

Legal Description attached and made a part hereof...

TOGETHER WITH all tenements, hereadiaments and appurtenances thereunto 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 it is lawfully seized of said land in fee simple; that it has good, right and lawful authority to sell and convey said land; that it 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 Grantor, but against none other.

THE conveyance made herein, however, is expressly made subject to easements, restrictions, reservations, covenants, conditions, and other matters of record, and to all applicable zoning ordinances, restrictions or requirements imposed by governmental authorities, this reference to which shall not act to re-impose same, and taxes and assessments for the year 2015 and thereafter, which are not yet due and payable.

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officer hereunto duly authorized, on the herein stated date.

[TWO DIFFERENT WITNESSES REQUIRED]

Sign: *Jenice L. Krieger*
Print Name: Jenice L. Krieger

Sign: *Yvonne Davey*
Print Name: Yvonne Davey

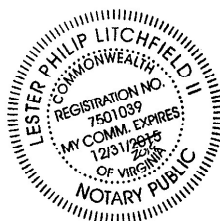
Missions to Military, Inc., a Virginia not-for-profit Corporation

By: *Keith H. Davey*
Keith H. Davey, its President

State of Virginia
County of Virginia Beach

This instrument was acknowledged before me this 1st day of March, 2016, by Keith H. Davey, President of Missions to Military, a Virginia not-for-profit Corporation, who produced a Driver's License as identification.

(Notary Seal)



Lester Philip Litchfield II
Notary Public

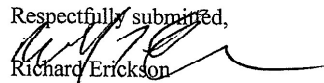
Mission to Military
Board of Directors Voting Approval
04 January 2016

Members voting: Keith Davey, Rick Erickson, Ross Olson, Steve Brown, John Ahern, Gary Whitelam, Jay Germon, and Pat Burtch

1. **Motion:** To provide authority to Dr. Keith H. Davey, President of Missions to Military, Inc. to sell or convey the property located at 2456 Panuco Avenue, W, Atlantic Beach, Florida 32233.

Vote: This motion is approved by the Board of Directors.

Respectfully submitted,


Richard Erickson
Secretary

SCHEDULE "A"**File Number: 15-880**

(PARCEL 1A) (OFFICIAL RECORDS VOLUME 4616, PAGE 564)

A PART OF LOT 1, PABLO DIVISION OF THE DEWEES GRANT SECTION 37, TOWNSHIP 2 SOUTH, RANGE 29 EAST, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT THE SOUTHEAST CORNER OF LOT 18, BLOCK B, OAK HARBOR UNIT NO. 2, RECORDED IN PLAT BOOK 31, PAGE 74, PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA; THENCE SOUTH 02°38'50" EAST, ALONG THE WEST RIGHT-OF-WAY LINE OF PANUCO STREET (AS NOW ESTABLISHED) AND A SOUTHERLY PROJECTION THEREOF, A DISTANCE OF 300.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 02°38'50" EAST, A DISTANCE OF 200.00 FEET TO THE SOUTH LINE OF SAID LOT 1; THENCE NORTH 87°13'00" WEST, ALONG SAID SOUTH LINE OF LOT 1, A DISTANCE OF 599.50 FEET TO THE SOUTHEAST CORNER OF LOT 31, OF SAID BLOCK B, OAK HARBOR UNIT NO. 2; THENCE NORTH 02°43'40" WEST, ALONG THE EAST LINE OF LOTS 31, 30, 29, 28, 27 AND 26 OF SAID BLOCK B, OAK HARBOR UNIT NO. 2, A DISTANCE OF 500.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 26; THENCE SOUTH 87°13'40" EAST, ALONG THE SOUTH LINE OF LOTS 24, 23, 22 AND 21, OF SAID BLOCK B, OAK HARBOR UNIT NO. 2, A DISTANCE OF 309.20 FEET; THENCE SOUTH 02°38'50" EAST, PARALLEL TO SAID WEST RIGHT-OF-WAY LINE OF PANUCO STREET, A DISTANCE OF 330.00 FEET; THENCE SOUTH 87°13'40" EAST, PARALLEL TO THE SOUTH LINE OF LOTS 21, 20 AND 19 SAID BLOCK B, OAK HARBOR UNIT NO. 2, A DISTANCE OF 291.00 FEET TO THE POINT OF BEGINNING.

(PARCEL 1B) (OFFICIAL RECORDS VOLUME 4451, PAGE 445)

A PART OF LOT 1, PABLO DIVISION OF THE DEWEES GRANT SECTION 37, TOWNSHIP 2 SOUTH, RANGE 29 EAST, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF BEGINNING, COMMENCE AT THE SOUTHEAST CORNER OF LOT 18, BLOCK B, OAK HARBOR UNIT NO. 2, RECORDED IN PLAT BOOK 31, PAGE 74, PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA; THENCE SOUTH 02°38'50" EAST, ALONG THE WEST RIGHT-OF-WAY LINE OF PANUCO STREET (AS NOW ESTABLISHED) AND A SOUTHERLY PROJECTION THEREOF, A DISTANCE OF 300.00 FEET; THENCE NORTH 87°13'40" WEST, PARALLEL TO THE SOUTH LINE OF LOTS 18, 19, 20 AND 21, BLOCK B, OAK HARBOR UNIT NO. 2, RECORDED IN PLAT BOOK 31, PAGE 74, PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, A DISTANCE OF 291.00 FEET; THENCE NORTH 02°38'50" WEST, PARALLEL TO THE SAID WEST RIGHT-OF-WAY LINE OF PANUCO STREET, A DISTANCE OF 300.00 FEET TO THE SAID SOUTH LINE OF LOT 21; THENCE SOUTH 87°13'40" EAST, ALONG THE SOUTH LINE OF SAID LOTS 21, 20, 19 AND 18, A DISTANCE OF 291.00 FEET TO THE POINT OF BEGINNING.

(PARCEL 2) (OFFICIAL RECORDS VOLUME 5781, PAGE 1253)

THAT PART OF LOT 1, PABLO DIVISION OF THE DEWEES GRANT, SECTION 37, TOWNSHIP 2 SOUTH, RANGE 29 EAST, DUVAL COUNTY, FLORIDA AS DESCRIBED IN DEED BOOK 1694, PAGE 237, PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA; LESS AND EXCEPT ANY PART DESCRIBED IN OFFICIAL RECORDS BOOK 1082, PAGE 116, OFFICIAL RECORDS BOOK 3282, PAGE 624, OFFICIAL RECORDS BOOK 3764, PAGE 476, OFFICIAL RECORDS BOOK 3887, PAGE 948, OFFICIAL RECORDS BOOK 5196, PAGE 1062 AND OFFICIAL RECORDS BOOK 5822, PAGE 2202, SAID PUBLIC RECORDS; AND FURTHER EXCEPTING ANY PART IN PANUCO STREET AND OAK HARBOR UNIT NO. 2 RECORDED IN PLAT BOOK 31, PAGE 74, PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.

(PARCEL 2 - MORE APPROPRIATE LEGAL DESCRIPTION)

THAT PORTION OF LOT 1, PABLO DIVISION OF THE DEWEES GRANT SECTION 37, TOWNSHIP 2 SOUTH, RANGE 29 EAST, DUVAL COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE, COMMENCE AT THE SOUTHEAST CORNER OF LOT 18, BLOCK B, OAK

EXHIBIT "A" (continued)

File Number: 15-880

HARBOR UNIT NO. 2, AS RECORDED IN PLAT BOOK 31, PAGE 74, OF THE CURRENT PUBLIC RECORDS OF SAID DUVAL COUNTY, FLORIDA; THENCE SOUTH 02°13'40" EAST, ALONG THE WEST RIGHT-OF-WAY LINE OF PANUCO AVENUE (FORMERLY KNOWN AS PANUCO STREET BY PLAT, A 60 FOOT RIGHT-OF-WAY AS NOW ESTABLISHED), A DISTANCE OF 170.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF SAID PANUCO AVENUE AND THE POINT OF BEGINNING; THENCE SOUTH 87°13'40" EAST, ALONG THE SOUTH RIGHT-OF-WAY LINE OF SAID PANUCO AVENUE, A DISTANCE OF 30.14 FEET; THENCE SOUTH 02°43'40" EAST, DEPARTING SAID SOUTH RIGHT-OF-WAY LINE OF PANUCO AVENUE, A DISTANCE OF 330.00 FEET TO AN INTERSECTION WITH THE SOUTH LINE OF AFORESAID LOT 1, PABLO DIVISION; THENCE NORTH 87°13'40" WEST, ALONG THE SOUTH LINE OF SAID LOT 1, PABLO DIVISION, A DISTANCE OF 30.14 FEET; THENCE NORTH 02°43'40" WEST, DEPARTING SAID SOUTH LINE, A DISTANCE OF 330.00 FEET TO THE POINT OF BEGINNING.



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

AFFIDAVIT OF PROPERTY OWNERSHIP AND DESIGNATION OF AGENT
Individual

SANDRA GRENVILLE
Owner (Affiant) Name

2456 PANUCCO AVE W. JACKSONVILLE, FL 32233
Address(es) for Subject Property

168436 0020
Real Estate Parcel Number(s) for Subject Property

KAYLEIGH TAYLOR
Appointed or Authorized Agent(s)

WAIVER OF ROAD FRONTAGE
Type of Request(s)/Application(s)

STATE OF Florida
COUNTY OF Duval

BEFORE ME, the undersigned authority, this day personally appeared Sandra Grenville,
who being by me first duly sworn, under oath, deposes and states as follows:

1. I am 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. I have appointed, and do hereby appoint, the above-noted person(s)/entity as agent(s) to act on my behalf in connection with the above-referenced request(s)/application(s). Said agent(s) is/are authorized and empowered to act as my agent to file application(s) for land use amendment(s), rezoning(s), and/or other development permits for the Subject Property as identified above 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 me, I attest that the application(s) is/are made in good faith.
3. I acknowledge that any change in ownership of the Subject Property and/or the designated agent(s) that occurs prior to the date of final public hearing or City Council action on the application(s) associated herewith shall require 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.

PREVIOUS VERSIONS OF THIS FORM ARE OBSOLETE

4. I further 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.

Sandra Greenville
Signature of Affiant

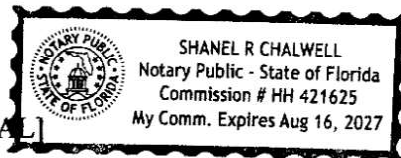
SANDRA GRENVILLE
Printed/Typed Name of Affiant

NOTARIAL CERTIFICATE

Sworn to and subscribed before me by means of ☒ physical presence or ☐ online notarization, this 16, day of April, 2025, by Sandra Greenville, who is ☐ personally known to me or ☒ has produced identification and who took an oath.

Type of identification produced FL ID 6651-785-61624-0.

[NOTARY SEAL]



Shanel R Chalwell
Notary Public Signature

Shanel R Chalwell
Printed/Typed Name – Notary Public

My commission expires: AUG 16, 2027

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

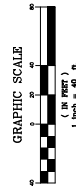
PREVIOUS VERSIONS OF THIS FORM ARE OBSOLETE

[illegible]

PARCEL 1-C

SUBJECT TO BUT NOT INCLUDED IN SUBJECT PARCEL
60' EASEMENT FOR INGRESS AND EGRESS

60' EASEMENT FOR INGRESS AND EGRESS



ABBREVIATION	DEFINITION
CA	CUT ANCHOR
ONE	OVERHEAD ELECTRIC LINES
C.R.V.	OPTIONAL RECORDS VOLUME
P.V.C.	POLYVINYL CHLORIDE
REF	REAL ESTATE NUMBER
TAB	TELEPHONE ANSWER BOX
MSB	WOOD BOWSER BOX

CERTIFIED TO:
SANDRA F. GREENVILLE

NOTES:
THIS PROPERTY LIES IN FLOOD ZONES "X", "Y"-SHADES* & "Z"
(ELEVATION 6 FEET) PO FLOOD INSURANCE RATE MAP (FIRM),
FIRM NO. 13013C-000-4, DATED NOVEMBER 2, 2014
BEARINGS BASED ON THE NORTH LINE OF SUBJECT PROPERTY
(ALSO THE SOUTH LINE OF BLOCK 6, ONE HUNDRED UNIT NO.
2) AS BEING S. 87°15'40" E

---X--- DENOTES 4' CHAIN LINK FENCE EXCEPT AS NOTED
---Y--- DENOTES 6' WOOD FENCE EXCEPT AS NOTED
---Z--- DENOTES 8' WIRE FENCE EXCEPT AS NOTED
THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT SHOWN ON

REAL ESTATE NO. 169359-0000
OFFICIAL RECORDS VOLUME 3620, PAGE 659
(UNITED STATES OF AMERICA)

SECTION 6, TOWNSHIP 2 SOUTH, RANGE 29 EAST

DURDEN
SURVEYING AND MAPPING, INC.
585 11TH AVENUE SOUTH
JACKSONVILLE BEACH, FLORIDA 32250
TEL: 904-255-0000 FAX: 904-255-0001
WWW.DURDENSURVEYINGINC.COM

03/24/2025 REVISED TO EDIT EAST BEARING LINE OF 60' EASEMENT FOR INGRESS/EGRESS ONLY (TO MATCH PLAT)

D-2664

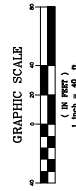
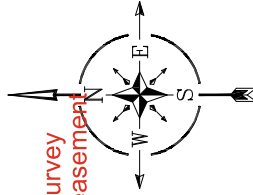
On File

PARCEL 1-C

SUBJECT TO BUT NOT INCLUDED IN SUBJECT PARCEL

60' EASEMENT FOR INGRESS AND EGRESS

Formal site plan is pending. Attached survey shows parcel layout and legal access easement to support the waiver application.



ABBREVIATION	DEFINITION
CA	CUT ANCHOR
ONE	OVERHEAD ELECTRIC LINE
O.P.V.	OFFICIAL RECORDS VOLUME
P.V.C.	POLYVINYL CHLORIDE
REG	REAL ESTATE NUMBER
718	TELEPHONE AREA CODE
MOON	MOON POWER DRIVE

CERTIFIED TO:
SANDRA F. GREENVILLE

NOTES:

THIS PROPERTY LIES IN FLOOD ZONES "X," "Y-SMALLER," & "A"
(ELEVATION 6 FEET) PER FLOODED HAZARDOUS RATE MAP (FIRM),
DATE 08-07-2019, BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY,
1581C-COM-4, REVISED NOVEMBER 2, 2018.

REASONS BASED ON THE NORTH LINE OF SUBJECT PROPERTY
ALSO TO THE SOUTH LINE OF BLOCK B, OAK HARBOR UNIT NO.
3 AS BEING S. 8°11'34" E

--X-- DONATES 4' CHAIN LINK FENCE EXCEPT AS NOTED
--Y-- DONATES 4' CHALK POLE EXCEPT AS NOTED
--A-- DONATES 4' WINE FENCE EXCEPT AS NOTED
THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT SHOWN ON

REAL ESTATE NO. 169359-0000
OFFICIAL RECORDS VOLUME 3620, PAGE 659
(UNITED STATES OF AMERICA)

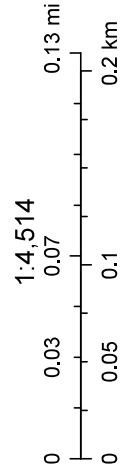
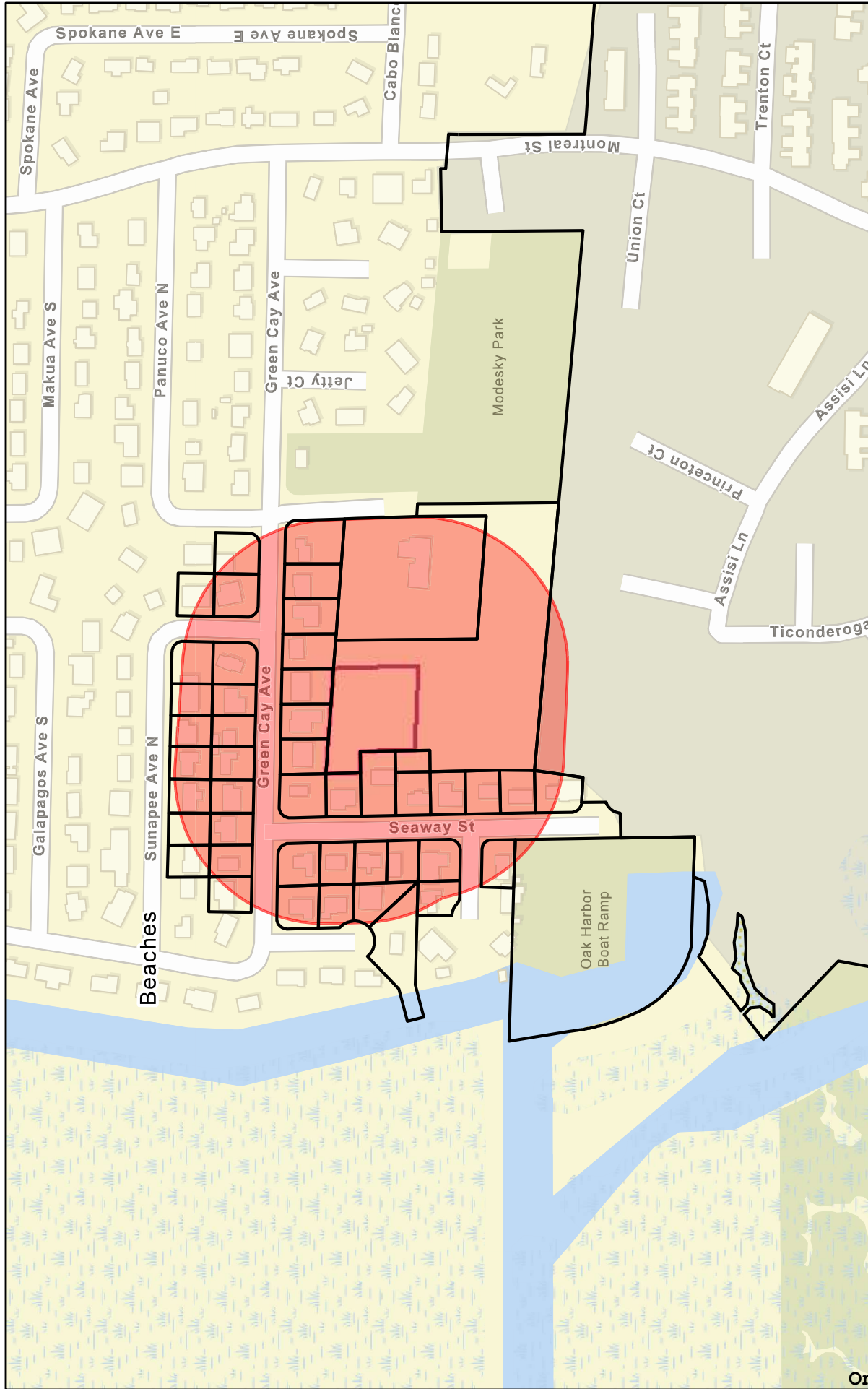
SECTION 6, TOWNSHIP 2 SOUTH, RANGE 29 EAST

03/24/2025 REVISED TO EDIT EAST BEARING LINE OF 60' EASEMENT FOR INGRESS/EGRESS ONLY (TO MATCH PLAT)

D-2664

On File
Page 12 of 16

Land Development Review



Esri Community Maps Contributors, City of Jacksonville, FDEP, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph,

On May 8, 2025
File 88584_T-2025-6219

RE	LNAME	LNAME2	MAIL_ADDR1	MAIL_ADDR2	MAIL_ADDR3	MAIL_CITY	MAIL_STATE	MAIL_ZIP
168836 0000	BACHMANN ROBERT		2458 SEAWAY ST			JACKSONVILLE	FL	32233
168829 0000	BALLANGER RONALD A		2427 SEAWAY ST			JACKSONVILLE	FL	32233-2231
168827 0000	BARKER LYDIA Y		2443 SEAWAY ST			JACKSONVILLE	FL	32233-2231
168820 0000	BIRDSONG JAY STEVEN ETAL ET AL		1234 GREEN CAY AVE			JACKSONVILLE	FL	32233
168824 0010	BOYD STEVEN WAYNE		2461 SEAWAY ST			JACKSONVILLE	FL	32233
168722 0000	BREWTON ATWOOD A ET AL		C/O EDWARD A BREWTON JR	1269 GREEN CAY AVE		JACKSONVILLE	FL	32233
168669 0000	CASHMAN ANTHONY M		2488 W PANUCO AVE			JACKSONVILLE	FL	32233
169390 0000	CITY OF JACKSONVILLE		ATT CITY REAL ESTATE	214 N HOGAN ST 10TH FLOOR		JACKSONVILLE	FL	32202
168840 0000	COBBLE BOBBY JOE SMC		2477 WEST END CT			JACKSONVILLE	FL	32233-2252
168728 0000	CORTINA VICTOR		POB 25306			GREENVILLE	SC	29616
168828 0000	CRUNDEN ZACHARY S		2435 SEAWAY ST			JACKSONVILLE	FL	32233
168725 0000	DIDELOT MICHAEL		1245 GREEN CAY AVE			JACKSONVILLE	FL	32233
168713 0000	DONLEA JASON MICHAEL		1236 SUNAPEE AVE N			ATLANTIC BEACH	FL	32233-2240
168830 0000	GRAVES JEFFREY		1266 SURFWAY CT			ATLANTIC BEACH	FL	32233-2241
GREATER ARLINGTON/B		TIM KELLEY	2184 HEALTH GREEN PL S			JACKSONVILLE	FL	32246
168436 0015	GRENNVILLE SANDRA E ET AL		2456 PANUCO AVE W			JACKSONVILLE	FL	32233
168817 0000	HALL TONY ROBERTO		1208 GREEN CAY AVE			JACKSONVILLE	FL	32233
168726 0000	HARMER WILLIAM HARRY JR ET AL		1237 GREEN CAY AVE			JACKSONVILLE	FL	32233
168721 0000	HARROLD MALORIE		1275 GREEN CAY AVE			JACKSONVILLE	FL	32233
168723 0000	HAYES NATHAN		1261 GREEN CAY AVE			JACKSONVILLE	FL	32233
168837 0000	HIGH COTTON JAX LLC		1149 SALT CREEK DR			PONTE VEDRA BEACH	FL	32082
168823 0000	JESSE GREGORY V		2467 SEAWAY ST			JACKSONVILLE	FL	32233
168822 0000	JOHNSON LINTON V		2475 SEAWAY ST			ATLANTIC BEACH	FL	32233-2231
168668 0000	KING JUNE		2487 SUNAPEE AVE E			JACKSONVILLE	FL	32233-2237
168819 0000	MALONE PAUL MICHAEL		1224 GREEN CAY AVE			JACKSONVILLE	FL	32233
168711 0000	MASON ROBERT M III		1220 SUNAPEE AVE N			JACKSONVILLE	FL	32233
168727 0000	MATHIS THOMAS J ET AL		1229 GREEN CAY AVE			JACKSONVILLE	FL	32233
168724 0000	MERRITT MELISSA ET AL		1253 GREEN CAY AVE			JACKSONVILLE	FL	32233
168826 0000	MICKLER LOIS ET AL		2124 RIO COVE DR			JACKSONVILLE	FL	32225-4372
168839 0000	OAK HARBOR HOUSE LLC		2055 BEACH AVE			ATLANTIC BEACH	FL	32233
168716 0000	OBRIEN LEON P		1260 SUNAPEE AV			JACKSONVILLE	FL	32233-2240
168667 0000	ODING ALICE		2493 E SUNAPEE AVE			JACKSONVILLE	FL	32233
168821 0000	PADGETT CHAD		1242 GREEN CAY AVE			JACKSONVILLE	FL	32233
168715 0000	PAGAN ENRIQUE		1252 SUNAPEE AVE N			JACKSONVILLE	FL	32233-2240
168838 0000	PITTMAN ROBERT E		2470 SEAWAY ST			JACKSONVILLE	FL	32233-2295
168818 0000	RAIFORD HUNTER W W SR ET AL		1216 GREEN CAY AVE			JACKSONVILLE	FL	32233-2215
168841 0000	ROBERT AND JEANNE GOGGIN REVOCABLE LIVING TRUST		2469 WEST END CT			JACKSONVILLE	FL	32233-2252
168714 0000	ROHRER WILLIAM ADAM ET AL		1244 SUNAPEE AVE N			JACKSONVILLE	FL	32233
168825 0020	SHARP ALBERT W		2455 SEAWAY ST			JACKSONVILLE	FL	32233
168825 0015	SHARP MAUREEN L		2455 SEAWAY ST			ATLANTIC BEACH	FL	32233
168815 0000	SHORT ERIN		1184 GREEN CAY AVE			JACKSONVILLE	FL	32233
168717 0000	SMITH HUNTER ALEXANDER		1268 SUNAPEE AVE N			JACKSONVILLE	FL	32233
168843 0000	STANFORD JAN MARI		1380 PLAZA RD W			ATLANTIC BEACH	FL	32233
168834 0000	THOMPSON CHRISTOPHER P		1275 SURFWAY CT			JACKSONVILLE	FL	32233-2241
168816 0000	THOMPSON RICHARD E		1202 GREEN CAY AVE			JACKSONVILLE	FL	32223
168835 0000	UNGARO KIRKLAND KAYE		389 WOODLAND CIR			LUGOFF	SC	29078
169389 0000	UNITED STATES OF AMERICA		220 CONSTITUTION AVE NE			WASHINGTON	DC	20210-0001
168712 0000	WACHA FAMILY TRUST		1228 SUNAPEE AVE N			JACKSONVILLE	FL	32233
168842 0000	WILLIS SANTA CRUZ ALMA		2463 WEST END CT			JACKSONVILLE	FL	32233

Total: 47

**Duval County, City Of Jacksonville
Jim Overton , Tax Collector**231 E. Forsyth Street
Jacksonville, FL 32202**General Collection Receipt**

Account No: CR774053

User: Cox, Kaysie - PDCU

Date: 5/8/2025

Email: KaysieC@coj.net

REZONING/VARIANCE/EXCEPTION**Name:** Kayleigh Taylor**Address:** 2808 Shangri La Drive, Jacksonville, FL 32233**Description:** Application for Waiver of Road Frontage (Z-6219) - 2456 Panuco Ave W

Fund	Center	Account	Project	Activity	Interfund	Future	Debit Amount	Credit Amount
00111	000000	104001	000000	00000000	00000	0000000	1490.00	0.00
00111	140302	342218	000000	00000000	00000	0000000	0.00	1490.00

Total Due: \$1,490.00**Jim Overton , Tax Collector
General Collections Receipt
City of Jacksonville, Duval County**

Account No: CR774053

REZONING/VARIANCE/EXCEPTION

Date: 5/8/2025

Name: Kayleigh Taylor**Address:** 2808 Shangri La Drive, Jacksonville, FL 32233**Description:** Application for Waiver of Road Frontage (Z-6219) - 2456 Panuco Ave W**Total Due: \$1,490.00**

Jim Overton
Duval County

Date/Time: 05/14/2025 09:13AM

Drawer: 1105

Clerk: GD

Transaction: 7424480

Item	Paid
CR Processing:	\$1,490.00
CR774053	
Kayleigh Taylor	
2808 Shangri La Drive,	
Jacksonville, FL 32233	
Total:	\$1,490.00

Receipt: 805-26-00398520

Total Tendered	\$1,490.00
Credit or Debit Card:	\$1,490.00
Visa CC#XXXX-8667	
Confirmation number:	
W0026253179	
AID: A0000000031010	
TDS: emv	
Application Label: VISA	
CREDIT	
Auth Code: 014716	
Balance:	\$0.00
Convenience Fee:	\$37.25
Total Charged:	\$1,527.25

Paid By: TAYLOR, KAYLEIGH LAUREN