

City of Jacksonville

117 W. Duval Street
Jacksonville, FL 32202



Agenda Minutes

Tuesday, February 4, 2025

5:00 PM

**Council Chamber,
1st Floor, City Hall**

Land Use & Zoning Committee

Kevin Carrico, Chair

Raul Arias, Vice Chair

Ken Amaro

Joe Carlucci

Rory Diamond

Reggie Gaffney, Jr.

Rahman Johnson

Legislative Assistant: Maritza Sanchez

Legislative Assistant: Steven Libby

Council Research: Colleen Hampsey

Office of General Counsel: Dylan Reingold, Deputy GC

Planning Dept.: Helena Parola

Planning Dept.: Erin Abney

Meeting convened: 4:30 pm Meeting adjourned: 4:39 pm

Attendance: CMs Carrico, Arias, J. Carlucci and Johnson

Also: Helena Parola and Erin Abney - Planning & Development Department; Mary Staffopoulos and Dylan Reingold - Office of General Counsel; Colleen Hampsey - Council Research

Chairman Carrico called the meeting to order and reviewed the marked agenda which contained fifty (50) items ready for action, twelve (12) items marked for deferral; eleven (11) items marked second and re-refer; and five (5) items marked public hearing continued.

Meeting Convened:

Meeting Adjourned:

Attendance:

Item/File No.	Title History
<p>1. 2022-0889-PW EX-PARTE OPEN PH CLOSE PH AMEND MOVE (w/Conditions) Applicant: Steve Diebenow</p>	<p>ORD-Q Rezoning at 4915 San Pablo Rd S, btwn San Pablo Rd & Dixie Landing Dr - (12.95± Acres) – PUD (2008-653-E) to PUD, to Permit Multi-Family Residential & Commercial Uses, as Described in the San Pablo Place II PUD – Steinemann San Pablo, LLC (R.E. # 181767-0060) (Appl # L-5715-22C) (Dist. 13-Diamond) (Lewis) (LUZ) (PD & PC Amd/Apv) (Small Scale 2022-888)</p> <p>12/13/22 CO Introduced: LUZ 1/4/23 LUZ Read 2nd & Rerefer 1/10/23 CO Read 2nd & Rerefer 1/24/23 CO PH Addn'tl 2/14/23 CO PH Cont'd on 2/14/23, 2/28/23, 3/28/23...12/10/24, 1/14/25 1/7/25 LUZ PH Substitute/Rerefer 7-0 1/14/25 CO PH Substitute/Rerefer 17-0 1/28/25 CO Rerefer to LUZ 17-0 LUZ PH – 2/7/23, 2/22/23, 3/22/23, 4/4/23, 5/2/23, 5/17/23, 6/6/23, 6/21/23, 7/18/23, 8/1/23, 8/15/23, 9/6/23, 9/19/23, 10/3/23, 10/17/23, 11/7/23, 11/21/23, 1/3/24, 1/17/24, 2/21/24, 3/19/24, 4/16/24, 5/21/24, 7/16/24, 8/6/24, 9/4/24, 10/1/24, 11/6/24, 12/3/24, 1/7/25, & 1/23/25, 2/4/25 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601– 1/24/23 & 2/14/23, 2/28/23, 3/28/23, 4/11/23, 5/9/23, 5/23/23, 6/13/23, 6/27/23, 7/25/23, 8/8/23, 8/22/23, 9/12/23, 9/26/23, 10/10/23, 10/24/23, 11/14/23, 11/28/23, 1/10/24, 1/23/24, 2/27/24, 3/26/24, 4/23/24, 5/28/24, 7/23/24, 8/13/24, 9/10/24, 10/8/24, 11/12/24, 12/10/24, 1/14/25</p>

AMENDMENT:

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated January 9, 2025).

PLANNING COMMISSION CONDITIONS:

1. A traffic study shall be provided at Civil Site Plan Review. The traffic study shall meet the requirements of the Land Development Procedures Manual Section 1.1.11 (January 2024).
2. To the extent there is rental housing on the Subject Property, the Subject Property shall provide for such rental housing a restrictive covenant that requires “housing for older persons” pursuant to the Federal Fair Housing Act for such rental housing.
3. The subject property shall provide an access easement to the adjacent property to the south, 0 San Pablo Road (RE: 181767-0000).

PLANNING DEPARTMENT CONDITION:

1. A traffic study shall be provided at Civil Site Plan Review. The traffic study shall meet the requirements of the Land Development Procedures Manual Section 1.1.11 (January 2024).

*Per Council Rules Section 3.106, this bill is scheduled to be administratively withdrawn on 2/10/25.

2. [2024-0524](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan, at 1404 Blair Rd - (4.8± Acres) - LDR to MDR - Franck Ventures Company (R.E. # 008913-0000) (Appl # 5937-24C) (Dist. 12-White) (Roberts) (LUZ) (PD & PC Apv)
 (Rezoning 2024-525)
 7/23/24 CO Introduced: LUZ
 8/6/24 LUZ Read 2nd & Rerefer
 8/13/24 CO Read 2nd & Rerefer
 8/27/24 CO PH Addnt'l 9/10/24
 9/10/24 CO PH Cont'd 9/24/24, 10/8/24, 10/22/24, 11/12/24, 11/26/24, 12/10/24, 1/14/25, 1/28/25, 2/11/25
 LUZ PH - 9/4/24, 9/17/24, 10/1/24, 10/15/24, 11/6/24, 11/19/24, 12/3/24, 1/7/25, 1/23/25, 2/4/25
 Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 8/27/24 & 9/10/24, 9/24/24, 10/8/24, 10/22/24, 11/12/24, 11/26/24, 12/10/24, 1/14/25, 1/28/25, 2/11/25

OPEN PH
CLOSE PH
MOVE
Applicant:
Curtis Hart

3. [2024-0525](#) ORD-Q Rezoning at 1404 Blair Rd - (4.8± Acres) - AGR to PUD, to Permit Residential Uses, Including Townhomes, as Described in the Blair Road Townhomes PUD - Franck Ventures Company (R.E. # 008913-0000) (Appl # L-5937-24C) (Dist. 12-White) (Corrigan) (LUZ) (PD & PC Amd/Apv) (Small-Scale 2024-524)
 7/23/24 CO Introduced: LUZ
 8/6/24 LUZ Read 2nd & Rerefer
 8/13/24 CO Read 2nd & Rerefer
 8/27/24 CO PH Addnt'l 9/10/24
 9/10/24 CO PH Cont'd 9/24/24, 10/8/24, 10/22/24, 11/12/24, 11/26/24, 12/10/24, 1/14/25, 1/28/25, 2/11/25
 LUZ PH - 9/4/24, 9/17/24, 10/1/24, 10/15/24, 11/6/24, 11/19/24, 12/3/24, 1/7/25, 1/23/25, 2/4/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24 & 9/10/24, 9/24/24, 10/8/24, 10/22/24, 11/12/24, 11/26/24, 12/10/24, 1/14/25, 1/28/25, 2/11/25

EX-PARTE
OPEN PH
CLOSE PH
AMEND
MOVE
Applicant:
Curtis Hart

AMENDMENT:

- 1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated December 5, 2024).
- 2. Attaches a Revised Exhibit 4 (revised PUD Site Plan dated December 4, 2024).
- 3. Correct scrivener's errors

4. [2024-0535](#) ORD-Q Rezoning at 8374 New Kings Rd, btwn Gilchrist Rd & Finch Ave - (2.6± Acres) - CCG-2 to PUD, to Permit Commercial Uses, as Described in the New Kings Road PUD - And Property, LLC (R.E. # 039967-0000) (Dist. 10-Pittman) (Cox) (LUZ)
OPEN PH
CONT PH
2/19/25
NO PD/PC
REPORTS
Applicant:
Paul Harden
- 7/23/24 CO Introduced: LUZ
8/6/24 LUZ Read 2nd & Rerefer
8/13/24 CO Read 2nd & Rerefer
8/27/24 CO PH Only
LUZ PH - 9/4/24, 9/17/24, 10/1/24, 10/15/24, 11/19/24, 12/3/24, 1/7/25, 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24
5. [2024-0539](#) ORD-Q Rezoning at 0 Stockton St, btwn College St & Myra St - (0.23± Acres) - PUD (2009-546-E) to PUD, to Permit Single Family Homes, as Described in the John Gorrie PUD - John Gorrie Investment Group, LLC (R.E. # 091197-0010) (Dist. 7-Peluso) (Lewis) (LUZ) (PD & PC Apv) (Ex Parte: CM Johnson)
OPEN PH
CONT PH
2/19/25
(At request of applicant)
Applicant:
Emily Pierce
- 7/23/24 CO Introduced: LUZ
8/6/24 LUZ Read 2nd & Rerefer
8/13/24 CO Read 2nd & Rerefer
8/27/24 CO PH Only
LUZ PH - 9/4/24, 10/1/24, 10/15/24, 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24
6. [2024-0611](#) ORD-Q Rezoning at 4218 & 4230 Ortega Blvd, btwn Manitou Ave & Corinthian Ave - (0.90± Acres) - CN to PUD, to Permit Multi-Family Residential & Commercial Uses, as Described in the Ortega Carriage House PUD - Bulls Dixon Equity Partners, LLC (R.E. # 101598-0000 & 101599-0000) (Dist. 7-Peluso) (Cox) (LUZ)
DEFER
(Previously continued to 2/19/25)
Applicant:
Cyndy Trimmer
- 8/13/24 CO Introduced: LUZ
8/20/24 LUZ Read 2nd & Rerefer
8/27/24 CO Read 2nd & Rerefer
9/10/24 CO PH Cont'd 9/24/24
9/24/24 CO PH Cont'd 10/22/24
10/22/24 CO PH Cont'd 11/12/24
11/12/24 CO PH Cont'd 1/28/25
1/28/25 CO PH Cont'd 2/25/25
LUZ PH - 9/17/24, 10/15/24, 11/19/24, 1/23/25, 2/19/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/10/24, 9/24/24, 10/22/24, 11/12/24, 1/28/25, 2/25/25

7. [2024-0724](#) ORD-Q Rezoning at 0, 207 & 216 6th Street W, btwn Pearl St N & Silver St - (0.70± Acres) - RMD-S to PUD, to Permit Multi-Family Dwellings, as Described in the 6th Street West PUD - Greater New Jerusalem Baptist Church Corp (R.E. # 071472-0000, 071473-0000 & 071191-0000) (Dist. 7-Peluso) (Lewis) (LUZ) (PD & PC Amd/Apv)
EX-PARTE 9/10/24 CO Introduced: LUZ
OPEN PH 9/17/24 LUZ Read 2nd & Rerefer
CLOSE PH 9/24/24 CO Read 2nd & Rerefer
AMEND 10/8/24 PH Only
MOVE
Applicant: LUZ PH - 10/15/24, 11/19/24, 12/3/24, 1/7/25, 1/23/25, 2/4/25
Cyndy Trimmer Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24

AMENDMENT:

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated January 2, 2025).
2. Attaches a Revised Exhibit 4 (revised PUD Site Plan dated December 4, 2024).

8. [2024-0787](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Moncrief Rd W & 6739 Utsey Rd, btwn Garden St, Imeson Rd, Utsey Rd & Moncrief Rd W - (38.47± Acres) - AGR to LI - Stone Mountain Industrial Park, Inc. & Topo Chico, LLC (R.E. # 002966-0000 & 002942-0000) (Appl # L-5971-24C) (Dist. 12-White) (Kelly) (LUZ) (PD & PC Apv) (Rezoning 2024-788)
OPEN PH 10/8/24 CO Introduced: LUZ
CLOSE PH 10/15/24 LUZ Read 2nd & Rerefer
MOVE 10/22/24 CO Read 2nd & Rerefer
Applicant: 11/12/24 CO PH Addnt'l 11/26/24
Cyndy Trimmer 11/19/24 LUZ PH Approve 7-0
 11/19/24 LUZ Reconsider/Defer
 11/26/24 CO PH Cont'd 12/10/24
 12/10/24 CO PH Cont'd 1/14/25
 1/14/25 CO PH Cont'd 1/28/25
 1/28/25 CO PH Cont'd 2/11/25
 LUZ PH - 11/19/24, 12/3/24, 1/7/25, 1/23/25, 2/4/25
 Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/12/24 & 11/26/24, 12/10/24, 1/14/25, 1/28/25, 2/11/25

9. [2024-0788](#) ORD-Q Rezoning at 0 Moncrief Rd W & 6739 Utsey Rd, btwn Garden St, Imeson Rd, Utsey Rd & Moncrief Rd W - (38.47± Acres) - AGR to PUD, to Permit Parking, Storage & Other Light Industrial Uses, as Described in the Westside Development PUD - Stone Mountain Industrial Park, Inc. & Topo Chico, LLC (R.E. # 002966-0000 & 002942-0000) (Appl # L-5971-24C) (Dist. 12-White) (Corrigan) (LUZ) (PD & PC Amd/Apv) (Small-Scale 2024-787)
- EX-PARTE** 10/8/24 CO Introduced: LUZ
10/15/24 LUZ Read 2nd & Rerefer
10/22/24 CO Read 2nd & Rerefer
- OPEN PH** 11/12/24 CO PH Addnt'l 11/26/24
11/26/24 CO PH Cont'd 12/10/24
12/10/24 CO PH Cont'd 1/14/25
1/14/25 CO PH Cont'd 1/28/25
1/28/25 CO PH Cont'd 2/11/25
- CLOSE PH** LUZ PH - 11/19/24, 12/3/24, 1/7/25, 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/12/24 & 11/26/24, 12/10/24, 1/14/25, 1/28/25, 2/11/25
- AMEND**
- MOVE**
- Applicant:**
Cyndy Trimmer

AMENDMENT:

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated October 14, 2024).

10. [2024-0826](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0, 6810, 6820 Greenland Ridge Ln N & 0 Greenland Rd, East of the I-295 & Philips Hwy Interchange - (10.6± Acres) - LDR to LI - Sharon Burnette, Linda Gilyard, Carolyn Gilyard, Soloman Odom, Bobbie Ann Odom & Torr Gilyard (R.E. # 167859-0500 (Portion), 167828-1010 (Portion), 167829-0030, 167829-0000, 167829-0046 & 167829-0040) (Appl # L-5966-24C) (Dist. 11-Arias) (Roberts) (LUZ) (PD & PC Apv) (Rezoning 2024-827)
- OPEN PH** 10/22/24 CO Introduced: LUZ
11/6/24 LUZ Read 2nd & Rerefer
11/12/24 CO Read 2nd & Rerefer
11/26/24 CO PH Addn'tl 12/10/24
12/10/24 CO PH Cont'd 1/14/25
1/14/25 CO PH Cont'd 2/11/25
- CLOSE PH** LUZ PH - 12/3/24, 1/7/25, 2/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/26/24 & 12/10/24, 1/14/25, 2/11/25
- MOVE**
- Applicant:**
Cyndy Trimmer

11. [2024-0827](#) ORD-Q Rezoning at 0, 6810, 6820 Greenland Ridge Ln N & 0 Greenland Rd, East of the I-295 & Philips Hwy Interchange - (10.6± Acres) - RLD-90 & RR-Acre to PUD, to Permit Industrial Uses, as Described in the Greenland Ridge PUD - Sharon Burnette, Linda Gilyard, Carolyn Gilyard, Soloman Odom, Bobbie Ann Odom & Torr Gilyard (R.E. # 167859-0500 (Portion) 167828-1010 (Portion), 167829-0030, 167829-0000, 167829-0046 & 167829-0040) (Appl # L-5966-24C) (Dist. 11-Arias) (Lewis) (LUZ) (PD & PC Amd/Apv)
EX-PARTE (Small-Scale 2024-826)
OPEN PH 10/22/24 CO Introduced: LUZ
CLOSE PH 11/6/24 LUZ Read 2nd & Rerefer
AMEND 11/12/24 CO Read 2nd & Rerefer
MOVE 11/26/24 CO PH Addn'tl 12/10/24
(w/Conditions) 12/10/24 CO PH Cont'd 1/14/25
Applicant: 1/14/25 CO PH Cont'd 2/11/25
Cyndy Trimmer LUZ PH - 12/3/24, 1/7/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/26/24 & 12/10/24, 1/14/25, 2/11/25

AMENDMENT:

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated November 3, 2024).
2. Attaches a Revised Exhibit 4 (revised PUD Site Plan dated November 3, 2024).

CONDITIONS:

1. The Developer will conduct a traffic study pursuant to LDPM 1.1.11 which will, at a minimum, include a study of the intersection of Business Park Boulevard and Philips Highway along with a study of the intersection of Business Park Boulevard and Phillips Parkway Drive East.
2. The proposed truck and trailer spaces will include a maximum of 60 spaces.

12. [2024-0851](#) ORD-MC Estab the Northeast Development Review Board; Identifying Legislative Purpose & Intent; Amend Sec 30.204 (Functions), Pt 2 (Planning Commission), Ch 30 (Planning & Development Department), Ord Code, to Provide that the Northeast Dev Review Brd Shall Review & Provide a Recommendation to the City Council Re Certain Rezoning Applications within the Northeast Development Area; Creating a New Pt 9 (Northeast Development Review Board), Ch 30 (Planning & Development Department), Ord Code, to Estab the Northeast Dev Review Brd...(Teal) (Introduced by CM Gay) (PD & PC Deny)

OPEN PH
CONT PH
2/19/25

(At request of
CM Gay)

AMEND
MOVE

10/22/24 CO Introduced: NCSPHS, R, LUZ
11/4/24 NCSPHS Read 2nd & Rerefer
11/4/24 R Read 2nd & Rerefer
11/6/24 LUZ Read 2nd & Rerefer
11/12/24 CO PH Read 2nd & Rerefer
1/21/25 NCSPHS Amend/Approve 0-7 (Fail)
LUZ PH - 1/7/25, 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/12/24

13. [2024-0864](#) ORD-Q Rezoning at 3046 Capper Rd, btwn Maidstone Cove Dr & Lem Turner Rd - (0.9± Acres) - CCG-1 to PUD, to Permit Outdoor Storage & Parking, Light Manufacturing & Office & Commercial Uses, as Described in the Capper Rd PUD - Spa Smiley Trucking, Inc. (R.E. # 020394-0000) (Dist. 8-Gaffney, Jr.) (Lewis) (LUZ) (PD & PC Amd/Apv)

EX-PARTE

OPEN PH
CLOSE PH

AMEND
MOVE
(w/Condition)

11/12/24 CO Introduced: LUZ
11/19/24 LUZ Read 2nd & Rerefer
11/26/24 CO Read 2nd & Rerefer
12/10/24 CO PH Only
LUZ PH - 1/7/25, 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/10/24

Applicant:
Michael Herzberg

AMENDMENT:

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated December 21, 2024).

CONDITION:

1. All sag lenses, drop lenses and convex lenses shall be prohibited. Illumination levels at all property lines shall not exceed one (1.0) f.c. All lighting lamp sources within parking and pedestrian areas shall be metal halide, compact fluorescent or LED. The maximum light pole height in all parking areas should not exceed twenty (20) feet. An exterior lighting design plan, including a photometrics plan, pole and fixtures schedules shall be submitted at the time of Verification of Substantial Compliance for review and approval by the Planning and Development Department.

14. [2024-0868](#) ORD Apv the Proposed 2024B Series Text Amendment to the FLUE of the 2045 Comp Plan of the City to Amend the Operative Provisions & the Low Density Residential (LDR) & Medium Density Residential (MDR) Categories Relating to Duplexes, Tri-plexes & Quad-plexes & Density in the Missing Middle & Adopting the Missing Middle Overlay Map, for Transmittal to the State of FL's Various Agencies for Review; Waiving the Requirements of Sec 650.405 (Planning Commission Advisory Recommendation & Public Hearing), Pt 4 (Amendments to the Comprehensive Plan), Ch 650 (Comprehensive Planning for Future Development), Ord Code, That the Planning Commission Hold a Public Hearing & Make a Recommendation to the City Council re This Legislation Prior to the Council Committee of Reference Reporting Its Recommendation to the City Council; Providing a Disclaimer That the Amdt Transmitted Herein Shall Not Be Construed as an Exemption From Any Other Applicable Laws (Reingold) (Introduced by CM Diamond) (GAB CPAC Deny) (PD Amd/Apv)
- 11/12/24 CO Introduced: LUZ
11/19/24 LUZ Read 2nd & Rerefer
11/26/24 CO Read 2nd & Rerefer
12/10/24 CO PH Amend (FL)/Rerefer 17-2 (Carlucci, Pittman)
1/14/25 CO PH Cont'd 2/11/25
LUZ PH - 1/7/25, 2/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 12/10/24 & 1/14/25, 2/11/25

15. [2024-0869](#)
DEFER
(Previously continued to 4/1/25)
- ORD-MC Amend Secs 656.305 (Low Density Residential Category) & 656.306 (Medium Density Residential Category), Subpt B (Residential Use Categories & Zoning Districts), Pt 3 (Schedule of District Regulations), Ch 656 (Zoning Code), Ord Code, to Provide for Duplexes, Tri-plexes & Quad-plexes as Permitted Uses in Certain Districts & Dev Areas; & Amend Secs 656.604 (Number of Off-Street Parking Spaces) & 656.607 (Design Standards for Off-Street, On-Street Parking & Loading Facilities), Subpt A (Off-Street Parking, On-Street Parking & Loading for Motor Vehicles), Pt 6 (Off-Street Parking, On-Street Parking & Loading Regulations), Ch 656 (Zoning Code), Ord Code, to Provide Parking Standards for Duplexes, Tri-plexes & Quad-plexes; Waiving the Requirement of Sec 656.129 (Advisory Recommendation on Amendment to Zoning Code or Rezoning of Land), Subpt C (Procedures for Rezoning & Amendments to the Zoning Code), Pt 1 (General Provisions), Ch 656 (Zoning Code), Ord Code, That the PC Review & Prov an Advisory Recommendation to the City Council re This Legislation; Prov for Codification Instructions (Reingold) (Introduced by CM Diamond) (GAB CPAC Deny) (PD Amd/Apv)
 11/12/24 CO Introduced: R, LUZ
 11/18/24 R Read 2nd & Rerefer
 11/19/24 LUZ Read 2nd & Rerefer
 11/26/24 CO Read 2nd & Rerefer
 12/10/24 CO PH Amend (FL)/Rerefer 17-2 (Carlucci, Pittman)
 1/14/25 CO PH Cont'd 4/8/25
 LUZ PH - 1/7/25, 4/1/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/10/24 & 1/14/25, 4/8/25
16. [2024-0902](#)
OPEN PH
CLOSE PH
MOVE
Applicant:
Cyndy Trimmer
- ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 17th St E & 1221 16th St E, btwn Phoenix Ave & MLK Jr Pkwy - (2.40± Acres) - PBF to CGC - Jack Sun Villas, LLC (R.E. # 113566-0500 & 113567-0010) (Appl # L-5942-24C) (Dist. 7-Peluso) (Hinton) (LUZ) (PD & PC Apv) (Rezoning 2024-903)
 11/26/24 CO Introduced: LUZ
 12/3/24 LUZ Read 2nd & Rerefer
 12/10/24 CO Read 2nd & Rerefer
 1/14/25 CO PH Addnt'l 1/28/25
 1/28/25 CO PH Cont'd 2/11/25
 LUZ PH - 1/23/25, 2/4/25
 Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 1/14/25 & 1/28/25, 2/11/25

17. [2024-0903](#) ORD-Q Rezoning at 0 17th St E & 1221 16th St E, btwn Phoenix Ave & MLK Jr Pkwy - (2.40± Acres) - PBF-1 to PUD, to Permit a Hotel, Commercial & Residential Uses & Personal Property Self-Storage, as Described in the 1221 East 16th Street PUD - Jack Sun Villas, LLC (R.E. # 113566-0500 & 113567-0010) (Appl # L-5942-24C) (Dist. 7-Peluso) (Cox) (LUZ) (PD & PC Amd/Apv)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- AMEND** (Small-Scale 2024-902)
- MOVE** 11/26/24 CO Introduced: LUZ
- (w/Conditions)** 12/3/24 LUZ Read 2nd & Rerefer
- 12/10/24 CO Read 2nd & Rerefer
- Applicant:** 1/14/25 CO PH Addnt'l 1/28/25
- Cyndy Trimmer** 1/28/25 CO PH Cont'd 2/11/25
- LUZ PH - 1/23/25, 2/4/25
- Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25 & 1/28/25, 2/11/25

PLANNING COMMISSION CONDITIONS:

1. The height of the proposed new construction shall be limited to sixty (60) feet.
2. Construction/renovation of the former J. Allen Axson Elementary School shall commence prior to the issuance of a Certificate of Occupancy for the personal property self-storage structure.
3. Any parking that may be permitted within the right-of-way is subject to review and approval by the City Traffic Engineer and Transportation Planning Division upon submission of engineered plans showing that such spaces can be constructed to City Standards and without interfering with City Standard sidewalks.

PLANNING DEPARTMENT CONDITIONS:

1. The height of the personal property self-storage structure shall be limited to forty-five (45) feet.
2. Construction/renovation of the former J. Allen Axson Elementary School shall commence prior to the issuance of a Certificate of Occupancy for the personal property self-storage structure.
3. Parking shall not be permitted in the public right-of-way.

18. [2024-0906](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 7777 & 7845 Plummer Rd, West of Old Kings Rd - (34.89± Acres) - RR to LDR - Hoose D, LLC & Mitchell Bennett, Heather Pafford & Lori Bennett (R.E. # 002601-0550 & 002594-0000) (Appl # L-5987-24C) (Dist. 8-Gaffney, Jr.) (Kelly) (LUZ) (PD & PC Apv)
- OPEN PH**
- CLOSE PH**
- MOVE** (Rezoning 2024-907)
- Applicant:** 11/26/24 CO Introduced: LUZ
- Zach Miller** 12/3/24 LUZ Read 2nd & Rerefer
- 12/10/24 CO Read 2nd & Rerefer
- 1/14/25 CO PH Addnt'l 1/28/25
- 1/28/25 CO PH Cont'd 2/11/25
- LUZ PH - 1/23/25, 2/4/25
- Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 1/14/25 & 1/28/25, 2/11/25

- 19.** [2024-0907](#)
EX-PARTE
OPEN PH
CLOSE PH
MOVE
Applicant:
Zach Miller
- ORD-Q Rezoning at 7777 & 7845 Plummer Rd, West of Old Kings Rd - (34.89± Acres) - RR-Acre to RLD-40 - Hoose D, LLC & Mitchell Bennett, Heather Pafford & Lori Bennett (R.E. # 002601-0550 & 002594-0000) (Appl # L-5987-24C) (Dist. 8-Gaffney, Jr.) (Nagbe) (LUZ) (PD & PC Apv) (Small-Scale 2024-906)
11/26/24 CO Introduced: LUZ
12/3/24 LUZ Read 2nd & Rerefer
12/10/24 CO Read 2nd & Rerefer
1/14/25 CO PH Addnt'l 1/28/25
1/28/25 CO PH Cont'd 2/11/25
LUZ PH - 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25 & 1/28/25, 2/11/25
- 20.** [2024-0908](#)
OPEN PH
CLOSE PH
MOVE
Applicant:
Cyndy Trimmer
- ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Newton Rd & 0 Cargal St, South of Beach Blvd & West of Southside Blvd - (8.95± Acres) - LDR to MDR - Anthony Grissett, Angela J. Darling, & Choice Plus, LLC (R.E. # 136163-0000 & 136257-0000) (Appl # L-5984-24C) (Dist. 4-Carrico) (Anderson) (LUZ) (JWC Apv) (PD & PC Apv) (Rezoning 2024-909)
11/26/24 CO Introduced: LUZ, JWC
12/3/24 LUZ Read 2nd & Rerefer
12/10/24 CO Read 2nd & Rerefer
1/14/25 CO PH Addnt'l 1/28/25
1/28/25 CO PH Cont'd 2/11/25
LUZ PH - 1/23/25, 2/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 1/14/25 & 1/28/25, 2/11/25
- 21.** [2024-0909](#)
EX-PARTE
OPEN PH
CLOSE PH
MOVE
Applicant:
Cyndy Trimmer
- ORD-Q Rezoning at 0 Newton Rd & 0 Cargal St, South of Beach Blvd & West of Southside Blvd - (8.95± Acres) - RR-Acre to RMD-D - Anthony Grissett, Angela J. Darling, & Choice Plus, LLC (R.E. # 136163-0000 & 136257-0000) (Appl # L-5984-24C) (Dist. 4-Carrico) (Read) (LUZ) (PD & PC Apv) (Small-Scale 2024-908)
11/26/24 CO Introduced: LUZ
12/3/24 LUZ Read 2nd & Rerefer
12/10/24 CO Read 2nd & Rerefer
1/14/25 CO PH Addnt'l 1/28/25
1/28/25 CO PH Cont'd 2/11/25
LUZ PH - 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25 & 1/28/25, 2/11/25

- 22.** [2024-0910](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 State Rd A1A, btwn Montreal St & Beach Preserve Way - (7.12± Acres) - MDR to CGC - Carriere Family Limited Partnership (R.E. # 168374-0000) (Appl # L-5981-24C) (Dist. 13-Diamond) (Kelly) (LUZ) (JWC Deny) (PD & PC Apv)
(Rezoning 2024-911)
- OPEN PH**
CLOSE PH
MOVE
- Applicant:** 11/26/24 CO Introduced: LUZ, JWC
Hayden Phillips 12/3/24 LUZ Read 2nd & Rerefer
 12/10/24 CO Read 2nd & Rerefer
 1/14/25 CO PH Addnt'l 1/28/25
 1/28/25 CO PH Cont'd 2/11/25
 LUZ PH - 1/23/25, 2/4/25
 Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code -
 1/14/25 & 1/28/25, 2/11/25
- 23.** [2024-0911](#) ORD-Q Rezoning at 0 State Rd A1A, btwn Montreal St & Beach Preserve Way - (7.12± Acres) - RMD-C to PUD, to Generally Permit Garage, Storage & Washing Uses, as Described in the Mayport Luxury Storage PUD - Carriere Family Limited Partnership (R.E. # 168374-0000) (Appl # L-5981-24C) (Dist. 13-Diamond) (Corrigan) (LUZ) (PD & PC Amd/Apv)
(Small-Scale 2024-910)
- EX-PARTE**
OPEN PH
CLOSE PH
AMEND
MOVE
- Applicant:** 11/26/24 CO Introduced: LUZ
Hayden Phillips 12/3/24 LUZ Read 2nd & Rerefer
 12/10/24 CO Read 2nd & Rerefer
 1/14/25 CO PH Addnt'l 1/28/25
 1/28/25 CO PH Cont'd 2/11/25
 LUZ PH - 1/23/25, 2/4/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25 & 1/28/25,
 2/11/25

AMENDMENT:

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated January 8, 2025).
2. Attaches a Revised Exhibit 4 (revised PUD Site Plan dated January 7, 2025).

24. [2024-0912](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 6686 Cisco Gardens Rd, at the NW Corner of the Intersection of Cisco Gardens Rd S & Cisco Gardens Rd - (4.5± Acres) - AGR to RR - Terry White (R.E. # 002892-0532) (Appl # L-5982-24C) (Dist. 12-White) (Kelly) (LUZ) (PD & PC Apv) (Rezoning 2024-913)
- OPEN PH**
CLOSE PH
MOVE
- Applicant:** 11/26/24 CO Introduced: LUZ
Terry White 12/3/24 LUZ Read 2nd & Rerefer
12/10/24 CO Read 2nd & Rerefer
1/14/25 CO PH Addnt'l 1/28/25
1/28/25 CO PH Cont'd 2/11/25
LUZ PH - 1/23/25, 2/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 1/14/25 & 1/28/25, 2/11/25
25. [2024-0913](#) ORD-Q Rezoning at 6686 Cisco Gardens Rd, at the NW Corner of the Intersection of Cisco Gardens Rd S & Cisco Gardens Rd - (4.5± Acres) - AGR to RR-Acre - Terry White (R.E. # 002892-0532) (Appl # L-5982-24C) (Dist. 12-White) (Corrigan) (LUZ) (PD & PC Apv) (Small-Scale 2024-912)
- EX-PARTE**
OPEN PH
CLOSE PH
MOVE
- Applicant:** 11/26/24 CO Introduced: LUZ
Terry White 12/3/24 LUZ Read 2nd & Rerefer
12/10/24 CO Read 2nd & Rerefer
1/14/25 CO PH Addnt'l 1/28/25
1/28/25 CO PH Cont'd 2/11/25
LUZ PH - 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25 & 1/28/25, 2/11/25

26. [2024-0914](#) ORD Adopting a Small-Scale Amendmnt to the FLUE Series of the 2045 Comp Plan at 901, 937, & 940 Main St N, btwn State St E & Phelps St - (5.16± Acres) - CGC, HDR, ROS, & PBF to RC with FLUE Site Specific Policy 4.4.45 - Ocean Hart, LLC, Dozier Prestige Worldwide, LLC & Ollivanders Downtown, LLC; Adopting a New Site Specific Policy 4.4.45 in the FLUE (R.E. # 074367-0000, 074378-0000, & 074386-0000) (Appl # L-5945-24C) (Dist. 7-Peluso) (Hinton) (LUZ) (JWC Apv) (PD & PC Apv)
- OPEN PH**
CLOSE PH
- MOVE**
- Applicant:**
Cyndy Trimmer
- (Rezoning 2024-915)
11/26/24 CO Introduced: LUZ, JWC
12/3/24 LUZ Read 2nd & Rerefer
12/10/24 CO Read 2nd & Rerefer
1/14/25 CO PH Addnt'l 1/28/25
1/28/25 CO PH Cont'd 2/11/25
LUZ PH - 1/23/25, 2/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 1/14/25 & 1/28/25, 2/11/25
27. [2024-0915](#) ORD-Q Rezoning at 901, 937, & 940 Main St N, btwn State Street E & Phelps St - (5.16± Acres) - PBF-1 & PUD (2005-1151-E & 2017-484-E) to PUD, to Permit Schools, Multifamily Residential Dwellings, & Various Commercial Uses, Including the Sale & Svc of All Alcoholic Beverages, Including Liquor, Beer & Wine, for On-Premises Consumption & Off-Premises Consumption on Property Located Less than 1,500 ft from a Church without the Requirement to Obtain a Waiver of Min Distance for a Liquor License Location Pursuant to Sec 656.805, Ord Code, as Described in the Main Street Mixed-Use PUD; Finding that there is Competent, Substantial Evidence in the Record to Support the Need for Relief from the Requirement for a Waiver of Min Distance for Liquor License Location - Ocean Hart, LLC, Dozier Prestige Worldwide, LLC & Ollivanders Downtown, LLC (R.E. # 074367-0000, 074378-0000, & 074386-0000) (Appl # L-5945-24C) (Dist. 7-Peluso) (Corrigan) (LUZ) (PD & PC Amd/Apv)
- EX-PARTE**
- OPEN PH**
CLOSE PH
- AMEND**
MOVE
(w/Conditions)
- Applicant:**
Cyndy Trimmer
- (Small-Scale 2024-914)
11/26/24 CO Introduced: LUZ
12/3/24 LUZ Read 2nd & Rerefer
12/10/24 CO Read 2nd & Rerefer
1/14/25 CO PH Addnt'l 1/28/25
1/28/25 CO PH Cont'd 2/11/25
LUZ PH - 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25 & 1/28/25, 2/11/25

AMENDMENT:

- 1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated December 11, 2024).

PLANNING COMMISSION CONDITIONS:

- 1. No building permits will be issued for 901 Main Street North until the Property is: (1) deemed in compliance with Florida Department of Environmental Protection soil and groundwater cleanup target levels; (2) subject to an approved Florida Department of Environmental Protection Brownfields Site Rehabilitation Agreement; (3) subject to an Florida Department of Environmental Protection approved Remedial Action Plan and schedule warranted by Developer; (4) subject to a Site Remediation Completion Order issued by Florida Department of Environmental Protection with or without conditions; or (5) remediated by the Developer providing a balance between the need for protection of public health and welfare and the environment pursuant to a plan approved by Florida Department of Environmental Protection.
- 2. A traffic study shall be provided at Civil Site Plan Review. The traffic study shall meet the requirements of the Land Development Procedures Manual Section 1.1.11 (January 2024).

PLANNING DEPARTMENT CONDITIONS:

- 1. No building permits will be issued for the development of the property described in Exhibit 1 (the “Property”) until the Property is: (1) deemed in compliance with Florida Department of Environmental Protection soil and groundwater cleanup target levels; (2) subject to an approved Florida Department of Environmental Protection Brownfields Site Rehabilitation Agreement; (3) subject to an Florida Department of Environmental Protection approved Remedial Action Plan and schedule warranted by Developer; (4) subject to a Site Remediation Completion Order issued by Florida Department of Environmental Protection; or (5) remediated by the Developer providing a balance between the need for protection of public health and welfare and the environment pursuant to a plan approved by Florida Department of Environmental Protection.
- 2. A traffic study shall be provided at Civil Site Plan Review. The traffic study shall meet the requirements of the Land Development Procedures Manual Section 1.1.11 (January 2024).

- 28. [2024-0916](#) ORD Adopting the 2024B Series Text Amendment to the FLUE of the 2045
OPEN PH Comp Plan of the City to Amend the Business Park (BP) & Light Industrial (LI)
CLOSE PH Plan Categories to Address Specific Uses in Both Categories (Parola) (LUZ)
 (PD & PC Apv)
MOVE 11/26/24 CO Introduced: LUZ
 12/3/24 LUZ Read 2nd & Rerefer
 12/10/24 CO Read 2nd & Rerefer
 1/14/25 CO PH Addnt'l 1/28/25
 1/28/25 CO PH Cont'd 2/11/25
 LUZ PH - 1/23/25, 2/4/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25 & 1/28/25,
 2/11/25

29. [2024-0917](#) ORD-Q Rezoning at 6826 Richardson Rd, at the Northern Corner of the Intersection of New Kings Rd & Richardson Rd - (3.36± Acres) - PUD (2005-120-E) to PUD, to Permit a Max of 40 Townhomes, as Described in the Residences at Richardson Road PUD - Pepaj Properties, LLC (R.E. # 041512-0000) (Dist. 10-Pittman) (Hetzel) (LUZ) (PD & PC Amd/Apv)

EX-PARTE 11/26/24 CO Introduced: LUZ

OPEN PH 12/3/24 LUZ Read 2nd & Rerefer

CLOSE PH 12/10/24 CO Read 2nd & Rerefer

AMEND 1/14/25 CO PH Only

MOVE LUZ PH - 1/23/25, 2/4/25

Applicant: Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25

Michael Herzberg

AMENDMENT:

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated December 19, 2024).
2. Attaches a Revised Exhibit 4 (revised PUD Site Plan dated December 19, 2024).

- 30.** [2024-0918](#) ORD-Q Rezoning at 5311 Brannon Ave, 8215, 8225, 8249, & 8275 103rd St, & 8226 Firetower Rd, btwn Brannon Ave & Old Middleburg Rd N - (2.74± Acres) - CO & CGC-2 to PUD, to Permit Commercial & Office Uses, as Described in the 103rd Street Commercial Redevelopment PUD - Stoney Brook Trail, LLC, One Touch Heating & Cooling, Inc., Signature Realty & Management, Inc., & Clint Durrence (R.E. # 013490-0000, 013486-0000, 013489-0015, 013493-0000, 013498-0000, & 013499-0000) (Dist. 9-Clark-Murray) (Lewis) (LUZ) (PD & PC Amd/Apv)
- EX-PARTE** 11/26/24 CO Introduced: LUZ
 12/3/24 LUZ Read 2nd & Rerefer
 12/10/24 CO Read 2nd & Rerefer
 1/14/25 CO PH Only
 LUZ PH - 1/23/25, 2/4/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25
- OPEN PH**
CLOSE PH
- AMEND**
MOVE
(w/Conditions)
- Applicant:**
Mark Shelton

AMENDMENT:

1. Attaches a Revised Exhibit 4 (revised PUD Site Plan dated December 6, 2024).

CONDITIONS:

- 1.All sag lenses, drop lenses and convex lenses shall be prohibited. Illumination levels at all property lines shall not exceed one-half (0.5) foot candles (“f.c.”) when the building or parking areas are located adjacent to residential areas, and shall not exceed one (1.0) f.c.when abutting other non-residential properties. All lighting lamp sources within parking and pedestrian areas shall be metal halide, compact fluorescent or LED. An exterior lighting design plan, including a photometrics plan, pole and fixtures schedules shall be submitted at the time of Verification of Substantial Compliance for review and approval by the Planning and Development Department.
- 2.Filling station light fixtures on canopies shall be mounted so that the lens cover is recessed or flush with the bottom surface (ceiling) of the canopy.
- 3.There shall be one tree located within 25 feet of the right of way for each 25 linear feet or fraction thereof of street frontage of Firetower Road.
- 4.The driveway to Brannon Avenue shall meet the requirements of City of Jacksonville Code of Ordinance 654.115(b).
- 5.At no time shall the vehicles queued at a drive through block a public street. A queuing analysis shall be required for any drive through.

- 31.** [2024-0919](#) ORD-Q Rezoning at 1639 & 1677 Southside Blvd, & 0, 9731, 9724 & 9738 Arnold Rd, btwn Bradley Rd & Atlantic Blvd - (5.91± Acres) - CRO, CGC-2 & RLD-60 to PUD, to Permit a Church, Day Care Center, Schools, Single Family Dwellings & Offices, as Described in the Restoration Church Jacksonville PUD - Restoration Church Jacksonville, Inc. (R.E. # 123063-0000, 123064-0000, 123066-0000, 123066-0500, 123088-0000, & 123089-0000) (Dist. 4-Carrico) (Lewis) (LUZ) (PD & PC Apv)
11/26/24 CO Introduced: LUZ
12/3/24 LUZ Read 2nd & Rerefer
12/10/24 CO Read 2nd & Rerefer
1/14/25 CO PH Only
LUZ PH - 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**
Braxton Linton
- 32.** [2024-0920](#) ORD-Q Rezoning at 2115 Forest Blvd, btwn Leahy Rd & Live Oak Dr - (15.96± Acres) - RLD-60 to PUD, to Permit 86 Townhomes, as Described in the Forest Trails PUD - Holstar, LLC (R.E. # 123468-0010) (Dist. 4-Carrico) (Cox) (LUZ) (PD & PC Amd/Apv)
11/26/24 CO Introduced: LUZ
12/3/24 LUZ Read 2nd & Rerefer
12/10/24 CO Read 2nd & Rerefer
1/14/25 CO PH Only
LUZ PH - 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- AMEND**
- MOVE**
- Applicant:**
Folks Huxford
- AMENDMENT:**
1. Attaches a Revised Exhibit 4 (revised PUD Site Plan dated December 10, 2024).
 2. Reduce the number of permitted townhome units to 82 in the legislation.
- 33.** [2024-0921](#) ORD-Q Rezoning at 142 & 154 McCargo St N, btwn Driggers St & Oklahoma St - (1.28± Acres) - CCG-1 to PUD, to Permit Outside Retail Sales & Storage of Artificial Turf, Restaurant & Other Commercial Uses, as Described in the McCargo Street PUD - Jax Turf, LLC (R.E. # 005503-0000 & 005499-0000) (Dist. 12-White) (Cox) (LUZ) (PD & PC Apv)
11/26/24 CO Introduced: LUZ
12/3/24 LUZ Read 2nd & Rerefer
12/10/24 CO Read 2nd & Rerefer
1/14/25 CO PH Only
LUZ PH - 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**
Mark Shelton

- 34.** [2024-0922](#) ORD-Q Rezoning at 0 Townsend Blvd, at the SW Corner of the Intersection of Townsend Blvd & Ft Caroline Rd - (3.3± Acres) - CO & RLD-60 to RMD-B - Townsend Road, LLC (R.E. # 111359-0000) (Dist. 1-Amaro) (Nagbe) (LUZ) (Ex Parte: CM Salem)
DEFER
 (Previously continued to 2/19/25)
Applicant:
Patrick Krechowski
 11/26/24 CO Introduced: LUZ
 12/3/24 LUZ Read 2nd & Rerefer
 12/10/24 CO Read 2nd & Rerefer
 1/14/25 CO PH Only
 LUZ PH - 1/23/25, 2/19/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25
- 35.** [2024-0923](#) ORD-Q Rezoning at 5569 118th St, btwn Seaboard Ave & Catoma St - (17.08± Acres) - RR-Acre to RLD-40 - Jacob Garrett Eagerton (R.E. # 103390-0000) (Dist. 14-Johnson) (Abney) (LUZ) (PD & PC Apv)
EX-PARTE
OPEN PH
CLOSE PH
MOVE
Applicant:
Cyndy Trimmer
 11/26/24 CO Introduced: LUZ
 12/3/24 LUZ Read 2nd & Rerefer
 12/10/24 CO Read 2nd & Rerefer
 1/14/25 CO PH Only
 LUZ PH - 1/23/25, 2/4/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25
- 36.** [2024-0924](#) ORD-Q Rezoning at 9105 103rd St, btwn Monroe Smith Rd & Lambing Rd - (0.9± Acres) - CCG-1 to CCG-2 - Jax Progressive Investments, LLC (R.E. # 013014-0000) (Dist. 12-White) (Read) (LUZ) (PD & PC Apv)
EX-PARTE
OPEN PH
CLOSE PH
MOVE
Applicant:
Sandy Bernal
 11/26/24 CO Introduced: LUZ
 12/3/24 LUZ Read 2nd & Rerefer
 12/10/24 CO Read 2nd & Rerefer
 1/14/25 CO PH Only
 LUZ PH - 1/23/25, 2/4/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25

- 37.** [2024-0925](#) ORD-Q Apv Zoning Exception (Appl E-24-54) at 2002 San Marco Blvd, btwn Balis Pl & Sorrento Rd - Marcore, LLC - Requesting an Establishment or Facility which Includes the Retail Sale & Svc of All Alcoholic Beverages Including Liquor, Beer or Wine for On-Premises Consumption, for Matthew Medure, in CCG-1 (R.E. # 081245-0000) (Dist. 5-J. Carlucci) (Read) (LUZ) (PD Apv)
EX-PARTE
OPEN PH
CLOSE PH
MOVE
 (Companion 2024-926)
 11/26/24 CO Introduced: LUZ
 12/3/24 LUZ Read 2nd & Rerefer
 12/10/24 CO Read 2nd & Rerefer
 1/14/25 CO PH Only
 LUZ PH - 1/23/25, 2/4/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25
- 38.** [2024-0926](#) ORD-Q Granting Administrative Deviation (Appl AD-24-73) at 2002 San Marco Blvd, btwn Balis Pl & Sorrento Rd - Marcore, LLC - Requesting to Reduce the Required Min Number of Off-Street Parking Spaces from 2 to 0 in CCG-1 (R.E. # 081245-0000) (Dist. 5-J. Carlucci) (Read) (LUZ) (PD Apv)
EX-PARTE
OPEN PH
CLOSE PH
MOVE
 (Companion 2024-925)
 11/26/24 CO Introduced: LUZ
 12/3/24 LUZ Read 2nd & Rerefer
 12/10/24 CO Read 2nd & Rerefer
 1/14/25 CO PH Only
 LUZ PH - 1/23/25, 2/4/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25
- 39.** [2024-0940](#) ORD-Q re Ch 307 (Historic Preservation & Protection), Ord Code; Desig the Church Bldg at 740 Van Buren St, btwn E Union St & Oakley St, as a Local Landmark - Power House Miracle Center; Statement of Landmark Criteria Satisfied; Identifying those Activities which Require the Issuance of a COA; Directing the Chief of Legislative Svcs to Notify the Applicant, the Propty Owner, & the Propty Appraiser of the Local Landmark Desig, & to Record the Local Landmark Desig in the Official Records of Duval County; Directing the Zoning Administrator to Enter the Local Landmark Desig on the Zoning Atlas (R.E. # 122459-0000) (Dist. 7-Peluso) (Lopera) (LUZ) (PD Apv)
EX-PARTE
OPEN PH
CLOSE PH
MOVE
 Applicant:
Melissa Wade
 11/26/24 CO Introduced: LUZ
 12/3/24 LUZ Read 2nd & Rerefer
 12/10/24 CO Read 2nd & Rerefer
 1/14/25 CO PH Only
 LUZ PH - 1/23/25, 2/4/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25

- 40.** [2024-0969](#) ORD Apv the Proposed 2024B Series Text Amendment to the Conservation & Coastal Mgmt Element & Infrastructure Element of the 2045 Comp Plan of the City to Adopt by Reference the State Mandated 10 Yr Water Supply Facilities Work Plan, for Transmittal to the State of FL's Various Agencies for Review; Prov a Disclaimer that the Amendment Granted Herein Shall Not Be Construed as an Exemption from Any Other Applicable Laws (Parola) (Req of Mayor) (JWC Apv) (PD & PC Apv)
12/10/24 CO Introduced: LUZ, JWC
1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO Read 2nd & Rerefer
1/28/25 CO PH Addnt'l 2/11/25
LUZ PH - 2/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 1/28/25 & 2/11/25
- OPEN PH**
CLOSE PH
MOVE
- 41.** [2024-0970](#) ORD Adopting a Large-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Main St N & 0 Pecan Park Rd, btwn I-95 & Main St & North of Pecan Park Rd - (1,003.91± Acres) - MU Subject to FLUE Site Specific Policy 4.3.15 & LI in the Rural & Suburban Dev Areas to LI, CGC, CSV, LDR & MDR, with that Portion of the Property Located in the Rural Dev Area Being Added to the Suburban Dev Area; Repealing FLUE Site Specific Policy 4.3.15; Including a Revision to the Dev Areas Map - Rum East, LLC, Rum East A, LLC, Rum East B, LLC, Rum East C, LLC, Rum East D, LLC, Rum East E, LLC, Rum East F, LLC, Rum East G, LLC, Rum East H, LLC, Rum East I, LLC, Pecan Park Rail, LLC, PecPar, LLC, PecPar-A, LLC, PecPar-B, LLC, PecPar-C, LLC, PecPar-D, LLC & PecPar-E, LLC (R.E. # 108113-0005, 108113-0300, 108117-0005 & 108125-0000) (Appl # L-5886-23A) (Dist. 8-Gaffney, Jr.) (Parola) (LUZ) (PD & PC Apv)
(Rezoning 2024-971)
12/10/24 CO Introduced: LUZ
1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO Read 2nd & Rerefer
1/28/25 CO PH Addnt'l 2/11/25
LUZ PH - 2/4/25
Public Hearing Pursuant to Sec 163.3184 (3), F.S. & Ch 650, Pt 4, Ord Code - 1/28/25 & 2/11/25
- OPEN PH**
CLOSE PH
MOVE
- Applicant:**
Blair Knighting

- 42.** [2024-0971](#) ORD-Q Rezoning at 0 Main St N & 0 Pecan Park Rd, btwn I-95 & Main St & North of Pecan Park Rd - (1,003.91± Acres) - IL & PUD (2008-247-E & 2009-536-E) to PUD, to Permit Commercial, Industrial, Residential & Conservation Uses, as Described in the Bacardi Mixed-Use PUD - Rum East, LLC, Rum East A, LLC, Rum East B, LLC, Rum East C, LLC, Rum East D, LLC, Rum East E, LLC, Rum East F, LLC, Rum East G, LLC, Rum East H, LLC, Rum East I, LLC, Pecan Park Rail, LLC, PecPar, LLC, PecPar-A, LLC, PecPar-B, LLC, PecPar-C, LLC, PecPar-D, LLC & PecPar-E, LLC (R.E. # 108113-0005, 108113-0300, 108117-0005 & 108125-0000) (Appl # L-5886-23C) (Dist. 8-Gaffney, Jr.) (Cox) (LUZ) (N CPAC Amd/Apv) (PD & PC Amd/Apv)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- AMEND**
- MOVE**
(w/Conditions)
- Applicant:**
Blair Knighting
- (Large-Scale 2024-970)
12/10/24 CO Introduced: LUZ
1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO Read 2nd & Rerefer
1/28/25 CO PH Addnt'l 2/11/25
LUZ PH - 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/28/25 & 2/11/25

AMENDMENT:

1. Correct reference in legislation from 2024-979-E to 2024-970-E.

CONDITIONS:

1. A traffic study shall be provided at Civil Site Plan Review. The traffic study shall meet the requirements of the Land Development Procedures Manual Section 1.1.11 (January 2024).
2. Individual developments inside of this PUD shall be required to provide additional traffic studies as directed by The City of Jacksonville Traffic Engineering Division and the Planning and Development Department.

- 43.** [2024-0972](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 6030 & 6040 Firestone Rd, btwn Wheat Rd & 118th St - (6.08± Acres) - LDR to MDR - Albert Huggins & Esquire Trustee Services, LLC, as Trustee of the 6040 Firestone Road Land Trust, Dated 4/19/23 (R.E. # 014560-0000 & 014560-0100) (Appl # L-5994-24C) (Dist. 14-Johnson) (Shuler) (LUZ) (PD & PC Apv)
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**
Hayden Phillips
- (Rezoning 2024-973)
12/10/24 CO Introduced: LUZ
1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO Read 2nd & Rerefer
1/28/25 CO PH Addnt'l 2/11/25
LUZ PH - 2/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 1/28/25 & 2/11/25

44. [2024-0973](#) ORD-Q Rezoning at 6030 & 6040 Firestone Rd, btwn Wheat Rd & 118th St - (6.08± Acres) - RR-Acre to RMD-A - Albert Huggins & Esquire Trustee Services, LLC, as Trustee of the 6040 Firestone Road Land Trust, Dated 4/19/23 (R.E. # 014560-0000 & 014560-0100) (Appl # L-5994-24C) (Dist. 14-Johnson) (Abney) (LUZ) (PD & PC Apv) (Small-Scale 2024-972)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**
Hayden Phillips
- 12/10/24 CO Introduced: LUZ
1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO Read 2nd & Rerefer
1/28/25 CO PH Addnt'l 2/11/25
LUZ PH - 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/28/25 & 2/11/25
45. [2024-0974](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0, 3674, 3746, 3751, 3774, 3791, 3797, 3827, & 3838 Hemlock St, West of Lem Turner Rd - (27.19± Acres) - RR to LDR - Eva Fowler, Claudia Biser PA, John Combs, John Hunt & Kathleen Plymel (R.E. # 019451-0055, 019451-0040, 019451-0050, 019466-0160, 019451-0020, 019466-0150, 019466-0050, 019466-0060 & 019452-0000) (Appl # L-5993-24C) (Dist. 8-Gaffney, Jr.) (Anderson) (LUZ) (PD & PC Apv) (Rezoning 2024-975)
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**
Cyndy Trimmer
- 12/10/24 CO Introduced: LUZ
1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO Read 2nd & Rerefer
1/28/25 CO PH Addnt'l 2/11/25
LUZ PH - 2/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 1/28/25 & 2/11/25
46. [2024-0975](#) ORD-Q Rezoning at 0, 3674, 3746, 3751, 3774, 3791, 3797, 3827, & 3838 Hemlock St, West of Lem Turner Rd - (27.19± Acres) - RR-Acre to RLD-40 - Eva Fowler, Claudia Biser PA, John Combs, John Hunt & Kathleen Plymel (R.E. # 019451-0055, 019451-0040, 019451-0050, 019466-0160, 019451-0020, 019466-0150, 019466-0050, 019466-0060 & 019452-0000) (Appl # L-5993-24C) (Dist. 8-Gaffney, Jr.) (Abney) (LUZ) (N CPAC Deny) (PD & PC Apv) (Small-Scale 2024-974)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**
Cyndy Trimmer
- 12/10/24 CO Introduced: LUZ
1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO Read 2nd & Rerefer
1/28/25 CO PH Addnt'l 2/11/25
LUZ PH - 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/28/25 & 2/11/25

47. [2024-0976](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 757 King St, btwn Dellwood Ave & Ernest St - (0.12± Acres) - MDR to NC - Movgen King 1, LLC & Movgen King 2, LLC (R.E. # 064906-0000) (Appl # L-5977-24C) (Dist. 7-Peluso) (Hinton) (LUZ) (PD & PC Apv)
OPEN PH
CLOSE PH
MOVE
(Companions 2024-977 & 2024-978)
Applicant: 12/10/24 CO Introduced: LUZ
Cyndy Trimmer 1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO Read 2nd & Rerefer
1/28/25 CO PH Addnt'l 2/11/25
LUZ PH - 2/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 1/28/25 & 2/11/25

48. [2024-0977](#) ORD-Q Rezoning at 757 King St, btwn Dellwood Ave & Ernest St - (0.12± Acres) - RMD-B to CN - Movgen King 1, LLC & Movgen King 2, LLC (R.E. # 064906-0000) (Appl # L-5977-24C) (Dist. 7-Peluso) (Read) (LUZ) (PD & PC Apv)
EX-PARTE
OPEN PH
CLOSE PH
MOVE
(Companions 2024-976 & 2024-978)
Applicant: 12/10/24 CO Introduced: LUZ
Cyndy Trimmer 1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO Read 2nd & Rerefer
1/28/25 CO PH Addnt'l 2/11/25
LUZ PH - 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/28/25 & 2/11/25

49. [2024-0978](#) ORD-Q Granting Administrative Deviation (Appl AD-24-78) at 757 King St, btwn Dellwood Ave & Ernest St - Requesting to (1) Reduce the Required Front Yard from 20 ft to 5 ft, (2) Reduce the Required Min Lot Area from 7,500 sq ft to 5,000 sq ft, (3) Reduce the Min Number of Off-Street Parking Spaces from 11 to 0, (4) Reduce the Min Number of Bicycle Parking Spaces from 4 to 0, (5) Reduce the Uncomplimentary Land Use Buffer Width btwn the Northern Boundary Line & the Adjacent Property from 10 ft to 5 ft, & (6) Reduce the Required Trees in the Uncomplimentary Land Use Buffer Along the North Property Boundary from 4 to 1 & Along the East Property Boundary from 2 to 0 in CN (R.E. # 064906-0000) (Dist. 7-Peluso) (Read) (LUZ) (PD & PC Amd/Apv) (Companions 2024-976 & 2024-977)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- AMEND**
- MOVE**
- (w/Conditions)**
- Applicant:**
Cyndy Trimmer
- 12/10/24 CO Introduced: LUZ
1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO Read 2nd & Rerefer
1/28/25 CO PH Addnt'l 2/11/25
LUZ PH - 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/28/25 & 2/11/25

CONDITIONS:

1. A bicycle rack with at least four bicycle parking spaces shall be installed and maintained on the Subject Property.
2. Two trees shall be planted and maintained along the eastern property line of the Subject Property with at least one of the trees being a shade tree per the landscape architect's memorandum, dated December 3, 2024.

50. [2024-0979](#) ORD-Q Rezoning at 12743 Lem Turner Rd, at the NE Corner of the Intersection of Percy Rd & Lem Turner Rd - (3.63± Acres) - PUD (2004-14-E) to PUD, to Permit Commercial Uses, as Described in the Percy Road PUD - 2005 Lem Turner Associates, LLC (R.E. # 019494-0055) (Dist. 8-Gaffney, Jr.) (Lewis) (LUZ) (PD & PC Amd/Apv)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- AMEND**
- MOVE**
- (w/Conditions)**
- Applicant:**
Hayden Phillips
- 12/10/24 CO Introduced: LUZ
1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO Read 2nd & Rerefer
1/28/25 CO PH Only
LUZ PH - 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/28/25

AMENDMENT:

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated January 16, 2025).

CONDITIONS:

1. A traffic study shall be provided at Civil Site Plan Review. The traffic study shall meet the requirements of the Land Development Procedures Manual Section 1.1.11 (January 2024).
2. Any driveway on Percy Road shall align with proposed driveways on the south side of the street

or be separated by 75 feet.

51. [2024-0980](#) ORD-Q Rezoning at 6210 & 6211 Pernecia St, btwn 118th St & Joy Dr S - (4.86± Acres) - RR-Acre to PUD, to Permit Single Family Dwellings, as Described in the Fishing Creek Properties PUD - Jacob Parker (R.E. # 097885-0010 & 097885-0020) (Dist. 14-Johnson) (Hetzl) (LUZ) (SW CPAC Deny) (PD Amd/Apv) (PC Deny)
OPEN PH
CONT PH
3/4/25

(At request of
CM Johnson)

Applicant:
Jacob Parker

 12/10/24 CO Introduced: LUZ
 1/7/25 LUZ Read 2nd & Rerefer
 1/14/25 CO Read 2nd & Rerefer
 1/28/25 CO PH Only
 LUZ PH - 2/4/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/28/25

52. [2024-0981](#) ORD-Q Rezoning at 2403 Market St N, btwn 14th St E & 15th St E - (0.6± Acres) - IL to PUD, to Permit Recreational & Entertainment Facilities & Commercial & Light Industrial Uses, as Described in the Main Street Food Park & Mini Golf PUD - Oakshire Holdings, LLC (R.E. # 044902-0000) (Dist. 7-Peluso) (Cox) (LUZ) (PD & PC Amd/Apv)
EX-PARTE

OPEN PH
CLOSE PH

AMEND
MOVE
(w/Conditions)

Applicant:
Hector Zayas

 12/10/24 CO Introduced: LUZ
 1/7/25 LUZ Read 2nd & Rerefer
 1/14/25 CO Read 2nd & Rerefer
 1/28/25 CO PH Only
 LUZ PH - 2/4/25
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/28/25

AMENDMENT:

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated January 10, 2025).

CONDITIONS:

1. There shall be no amplified music after 10:00 PM.
2. All lighting shall be directed away from any residential dwellings. All sag lenses, drop lenses and convex lenses shall be prohibited. Illumination levels at all property lines shall not exceed onehalf (.5) foot candles (“f.c.”) when the building or parking areas are located adjacent to residential areas and shall not exceed one (1.0) f.c. when abutting other nonresidential properties. All lighting lamp sources within parking and pedestrian areas shall be metal halide, compact fluorescent or LED. An exterior lighting design plan, including a photometrics plan, pole and fixtures schedules shall be submitted at the time of Verification of Substantial Compliance for review and approval by the Planning and Development Department.

- 53.** [2024-0982](#)
EX-PARTE
OPEN PH
CLOSE PH
MOVE
Applicant:
Alex Meca
- ORD-Q Apv the Waiver of Min Required Road Frontage (Appl WRF-24-23) at 3622 St Nicholas Ave, btwn Holmes St & Nicholas Cir W - Linda Julissa Madrid Chavez & Santos Elias Munoz Mendoza - Requesting to Reduce the Min Road Frontage Requirements from 48 ft to 24 ft in RLD-60 (R.E. # 125487-0000 (Portion)) (Dist. 5-J. Carlucci) (Nagbe) (LUZ) (PD Apv)
12/10/24 CO Introduced: LUZ
1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO PH Read 2nd & Rerefer
LUZ PH - 1/23/25, 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25
- 54.** [2024-0989](#)
MOVE
- ORD to Amend Ord 2024-834-E to Attach an Exhibit 3, the Depiction of the Sign; Directing Legislative Srvs to Attach Exhibit to Ord 2024-834-E; Prov for Retroactive Applicability (Reingold) (LUZ)
12/10/24 Introduced: LUZ
1/7/25 LUZ Read 2nd & Rerefer
1/14/25 CO PH Read 2nd & Rerefer
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/14/25
- 55.** [2025-0003](#)
DEFER
(PH Next Cycle
2/19/25)
- ORD Adopting a Large-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Baymeadows Rd, 0 Freedom Commerce Pkwy, 0, 8375, 8381 Dix Ellis Trl; 8900, 8928, 8935 Prominence Pkwy; 8875 Liberty Ridge Dr; 8880 Freedom Commerce Trl, btwn Baymeadows Rd, Philips Hwy & I-95 - (71.76± Acres) - MU Subject to FLUE Site Specific Policy 4.3.6 & CGC to RPI - Adopting Sign Posting Plan; DFH Prominence, LP (R.E. # 152683-0005, 152683-0280, 152683-0290, 152683-0580, 152683-0700, 152690-0092, 152690-0096, 152690-0280, 152690-0290, 152690-0600, 152690-0650, 152690-0700, 152690-0800, 152690-0900 & 152690-0950) (Appl # L-5967-24A) (Dist. 11-Arias) (Parola) (LUZ)
(Rezoning 2025-4)
1/14/25 CO Introduced: LUZ
1/23/25 LUZ Read 2nd & Rerefer
1/28/25 CO Read 2nd & Rerefer
LUZ PH - 2/19/25
Public Hearing Pursuant to Sec 163.3184 (3), F.S. & Ch 650, Pt 4, Ord Code - 2/11/25 & 2/25/25

- 56.** [2025-0004](#) ORD-Q Rezoning at 0 Baymeadows Rd, 0 Freedom Commerce Pkwy, 0, 8375, 8381 Dix Ellis Trl; 8900, 8928, 8935 Prominence Pkwy; 8875 Liberty Ridge Dr; 8880 Freedom Commerce Trl, btwn Baymeadows Rd, Philips Hwy & I-95 - (71.76± Acres) - PUD (1974-982-538, 1996-17-E & 2001-228-E) to PUD, to Permit Office & Multi-Family Residential Dev, as Described in the Arnold Road PUD; Adopting Sign Posting Plan - DFH Prominence, LP (R.E. # 152683-0005, 152683-0280, 152683-0290, 152683-0580, 152683-0700, 152690-0092, 152690-0096, 152690-0280, 152690-0290, 152690-0600, 152690-0650, 152690-0700, 152690-0800, 152690-0900 & 152690-0950) (Appl # L-5967-24A) (Dist. 11-Arias) (Lewis) (LUZ)
(Large-Scale 2025-3)
1/14/25 CO Introduced: LUZ
1/23/25 LUZ Read 2nd & Rerefer
1/28/25 CO Read 2nd & Rerefer
LUZ PH - 2/19/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/11/25 & 2/25/25
- 57.** [2025-0005](#) ORD-Q Rezoning at 7535 Fort Caroline Rd, btwn Townsend Blvd & Allenby Dr - (11.38± Acres) - RLD-90 to PUD, to Permit a Max of 69 Townhomes, as Described in the Fort Caroline Townhomes PUD - Fort Caroline Christian Church, Inc. (R.E. # 109044-0290) (Dist. 1-Amaro) (Lewis) (LUZ)
1/14/25 CO Introduced: LUZ
1/23/25 LUZ Read 2nd & Rerefer
1/28/25 CO Read 2nd & Rerefer
LUZ PH - 2/19/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/11/25
- 58.** [2025-0006](#) ORD-Q Rezoning at 0 & 8691 Commonwealth Ave, 0 & 8600 Stocks Rd, btwn Bulls Bay Hwy & Jones Rd - (124.43± Acres) - AGR & RR-Acre to PUD, to Generally Permit Single Family Dwellings, as Described in the Commonwealth PUD - Georgia Lynn Hodges, Alan Barry Grosse & Douglas Brian Grosse, as Tenants in Common & as Trustees of the George R. Grosse Family Trust & Georgia Lynn Hodges (R.E. # 004737-0000, 004623-0000, 004548-0000, 004549-0010 & 004868-0010) (Dist. 12-White) (Corrigan) (LUZ)
1/14/25 CO Introduced: LUZ
1/23/25 LUZ Read 2nd & Rerefer
1/28/25 CO Read 2nd & Rerefer
LUZ PH - 2/19/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/11/25

- 59.** [2025-0007](#) ORD-Q Rezoning at 0 Philips Hwy, 11374 Etown Pkwy & 11100 Domain Dr, Southwest of the Intersection of I-295 & SR9B - (237.46± Acres) - CCG-1 to PUD, to Permit Office, Institutional, Commercial, Multiple-Family, Entertainment, Communication Towers & Recreational Uses, as Described in the E Town West PUD - Westland Timber, LLC & AP ETDE, LLC (R.E. # 167871-0030, 168060-0260, 168060-0270, 168060-0240, 168060-0250, 168060-0155 & 167871-0050) (Dist. 11-Arias) (Abney) (LUZ)
1/14/25 CO Introduced: LUZ
1/23/25 LUZ Read 2nd & Rerefer
1/28/25 CO Read 2nd & Rerefer
LUZ PH - 2/19/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/11/25
- 60.** [2025-0008](#) ORD-Q Apv Zoning Exception (Appl E-24-59) at 1028 Park St, btwn Margaret St & Post St - 1028 Park, LLC - Requesting an Establishment or Facility which Includes the Retail Sale & Svc of All Alcoholic Beverages Including Liquor, Beer or Wine for On-Premises Consumption, for JRFMJAXTOO, Inc., d/b/a “FIVE”, in PUD (2005-927-E) (R.E. # 090418-0000) (Dist. 7-Peluso) (Cox) (LUZ) (PD Amd/Apv)
1/14/25 CO Introduced: LUZ
1/23/25 LUZ Read 2nd & Rerefer
1/28/25 CO PH Read 2nd & Rerefer
LUZ PH - 2/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/28/25
- EX-PARTE**
- OPEN PH**
CLOSE PH
- AMEND**
MOVE
(w/Condition)
- Applicant:**
John Billue
- CONDITION:**
1. The Zoning Exception granted here in shall be effective unless or until the required Waiver of Liquor Distance (WLD-24-19) pursuant to Section 656.133, Ordinance Code, is issued for the subject property.
- 61.** [2025-0009](#) ORD-MC Amend Sec 656.399.7 (Overlay Development Standards), Subpt M (San Marco Overlay Zone), Pt 3 (Schedule of District Regulations), Ch 656 (Zoning Code), Ord Code, to Amend Sub-Subsec 656.399.7(b)(8) Re Bldg Restriction Lines for the Alford Park Subdivision to Reflect Historic Development Conditions (Teal) (Introduced by CM J. Carlucci)
1/14/25 CO Introduced: R, LUZ
1/21/25 R Read 2nd & Rerefer
1/23/25 LUZ Read 2nd & Rerefer
1/28/25 CO Read 2nd & Rerefer
LUZ PH - 2/19/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/11/25
- DEFER**
(PH Next Cycle
2/19/25)

- 62.** [2025-0015](#)
DEFER
(PH Next Cycle
2/19/25)
- ORD-Q re Ch 307 (Historic Preservation & Protection), Ord Code; Desig the Commercial Bldg at 29 E Adams St, btwn N Main St & Ocean St, as a Local Landmark - Plaka Main Street, Inc.; Statement of Landmark Criteria Satisfied; Identifying those Activities which Require the Issuance of a COA; Directing the Chief of Legislative Svcs to Notify the Applicant, the Property Owner, & the Property Appraiser of the Local Landmark Desig, & to Record the Local Landmark Desig in the Official Records of Duval County; Directing the Zoning Administrator to Enter the Local Landmark Desig on the Zoning Atlas (R.E. # 073589-0000) (Dist. 7-Peluso) (Lopera) (Req of JHPC)
1/14/25 CO Introduced: LUZ
1/23/25 LUZ Read 2nd & Rerefer
1/28/25 CO Read 2nd & Rerefer
LUZ PH - 2/19/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/11/25
- 63.** [2025-0026](#)
DEFER
(PH Next Cycle
2/19/25)
- ORD-Q re Ch 307 (Historic Preservation & Protection), Ord Code; Incorporating Recitals; Desig the Residential Bldg Known as the Henry C. Arpen House at 3747 Linjohn Rd, btwn Hagan Grant Ln & Aladdin Rd, as a Local Landmark - Bordan Development LLC (Building Owner) & Thalan Holdings LLC (Property Owner); Statement of Landmark Criteria Satisfied; Identifying those Activities which Require the Issuance of a COA; Directing the Chief of Legislative Svcs to Notify the Applicant, the Bldg Owner, the Property Owner, & the Property Appraiser of the Local Landmark Desig, & to Record the Local Landmark Desig in the Official Records of Duval County; Directing the Zoning Administrator to Enter the Local Landmark Desig on the Zoning Atlas (R.E. # 159095-0090) (Dist. 6-Boylan) (Lopera) (Req of JHPC)
1/14/25 CO Introduced: LUZ
1/23/25 LUZ Read 2nd & Rerefer
1/28/25 CO Read 2nd & Rerefer
LUZ PH - 2/19/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/11/25

**64. [2025-0030](#)
SUBSTITUTE
MOVE**

ORD-MC re the Mayor's Reorg of the Executive Branch Pursuant to Pt 2 (Executive Reorganization), Ch 21 (Executive Branch, Generally), Ord Code; Recitals; Repealing in their Entirety Pt 5 (Development Services Division) & Pt 6 (Building Inspection Division), Ch 30 (Planning & Development Department), Pt 6 (Solid Waste Division), Ch 32 (Public Works Department) & Pt 4 (Environmental Quality Division), Ch 34 (Neighborhoods Department) Ord Code; Estab a New Pt 7 (Solid Waste Division) & a New Pt 8 (Environmental Quality Division), Ch 23 (Office of Administrative Services), Ord Code; Amend Sec 30.801 (Establishment; Responsibilities), Pt 8 (Transportation Planning Division), Ch 30 (Planning & Development Department), Ord Code, to Add Add'l Responsibilities; Estab a New Pt 10 (Development Services Division) & a New Pt 11 (Building Inspection Division), Ch 32 (Public Works Department), Ord Code, Shifting Responsibilities to Public Works; Amend Sec 94.106 (Duties), Ch 94 (Tree Commission), Ord Code, Shifting Duties to Public Works; Amend Sec 327.104 (Administration), Ch 327 (Sustainable Building Program), Ord Code Shifting Responsibilities to Public Works; Amend Sec 380.102 (Definitions), Ch 380 (Solid Waste Management, Ord Code, Redefining the Director; Amend Ch 654 (Code of Subdivision Regulations), Ord Code, Shifting Duties to Public Works; Amend Sec 711.427 (Registration & Permit for Placing, Maintaining, or Collocating Communications Facilities in City R/Ws Associated with Collocation of Small Wireless Facilities or Small Wireless Sole Purpose New Utility Poles), Subpt C (General Permit Conditions for Collocation of Small Wireless Facilities & Small Wireless Sole Purpose New Utility Poles), Pt 4 (Communications Facilities in City R/Ws), Ch 711 (City R/Ws), Ord Code Shifting Responsibilities to Public Works; Amend Ch 745 (Addressing & Street Naming Regulations), Ord Code, Shifting Responsibilities to Public Works Auth Positions; Apv the Updated 1Cloud Center List; Prov for an Organizational Chart; Prov for Transition; Prov that the Authority, Privileges, Rights, Duties, Obligations or Relationships of the City's Constitutional Officers or Independent Agencies Will Not Be Diminished or Enhanced by this Ord; Auth the Council Auditor's & General Counsel's Office to Make Technical Amends; Prov for Severability; Prov for Codification Instructions (Reingold) (Req of Mayor)

1/14/25 CO Introduced: NCSPHS, R, F, TEU, LUZ

1/21/25 NCSPHS Read 2nd & Rerefer

1/21/25 R Read 2nd & Rerefer

1/23/25 F Read 2nd & Rerefer

1/23/25 TEU Read 2nd & Rerefer

1/23/25 LUZ Read 2nd & Rerefer

1/28/25 CO PH Read 2nd & Rerefer

Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/28/25

As substituted,

• Incorporates additional changes to various Code sections to reflect the revised Department, Division, or

Office name as appropriate

- Attaches a Revised Exhibit 2 (1cloud Center List) to correct an error
- Attaches a Revised Exhibit 3 (Organizational Chart) to remove movement of 4 positions from the Environmental Quality Division to the Public Works Department and correct position movement counts
- Corrects scrivener's errors

65. [2025-0033](#)**EX-PARTE****OPEN PH****CLOSE PH****AMEND****MOVE**

RESO-Q Concerning the Appeal of a Final Order of the Jax Historic Preservation Commission Denying Appl for COA, as Requested by Matthew Allen on Behalf of the Owner, Christian Allen, Inc., Seeking an Alteration, Painting an Unpainted Brick Veneer, on a Contributing Structure in the Riverside/Avondale Historic Dist at 3523 Valencia Rd, Pursuant to Ch 307 (Historic Preservation & Protection), Pt 2 (Appellate Procedure), Ord Code; Adopting Recommended Findings & Conclusions of the LUZ Committee (COA-24-31492) (R.E. # 079537-0000) (Dist. 7-Peluso) (Reingold) (LUZ)

1/14/25 CO Introduced: LUZ
 1/23/25 LUZ Read 2nd & Rerefer
 1/28/25 CO Read 2nd & Rerefer
 LUZ PH - 2/4/25

AMENDMENT:**Grant the Appeal****or****Deny the Appeal**66. [2025-0034](#)**EX-PARTE****OPEN PH****CLOSE PH****AMEND****MOVE**

RESO-Q Concerning the Appeal of a Final Order of the Jax Historic Preservation Commission Denying Appl for COA, as Requested by Heather M. Reynolds, Esq., on Behalf of the Owner, U.S. Business & Military Realty, LLC, Seeking an Alteration, After-the-Fact Masonry Painting, on a Contributing Structure in the Riverside/Avondale Historic Dist at 3697 Hedrick St, Pursuant to Ch 307 (Historic Preservation & Protection), Pt 2 (Appellate Procedure), Ord Code; Adopting Recommended Findings & Conclusions of the LUZ Committee (COA-24-31485) (R.E. # 092416-0000) (Dist. 7-Peluso) (Reingold) (LUZ)

1/14/25 CO Introduced: LUZ
 1/23/25 LUZ Read 2nd & Rerefer
 1/28/25 CO Read 2nd & Rerefer
 LUZ PH - 2/4/25

AMENDMENT:**Grant the Appeal****or****Deny the Appeal**

- 67.** [2025-0035](#) RESO-Q Concerning an Appeal Filed by Bordan Development, LLC, Re the Jax Historic Preservation Commission's Decision to Deny the Demolition Permit Appl for the Structure Located at 3747 Linjohn Rd, which is Listed on the National Register of Historic Places, Pursuant to Sec 320.407, Ord Code; Adopting Recommended Findings & Conclusions of the LUZ Committee (Reingold) (LUZ)
1/14/25 CO Introduced: LUZ
1/23/25 LUZ Read 2nd & Rerefer
1/28/25 CO Read 2nd & Rerefer
LUZ PH - 2/19/25
- 68.** [2025-0053](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 11915 New Kings Rd, btwn Woodley Rd & Dunn Ave - (3.61± Acres) - CGC to LI - M. Gay Constructors, Inc. (R.E. # 003820-0125) (Appl # L-6006-24C) (Dist. 8-Gaffney, Jr.) (Anderson) (LUZ)
(Rezoning 2025-54)
1/28/25 CO Introduced: LUZ
LUZ PH - 3/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 2/25/25 & 3/11/25
- 69.** [2025-0054](#) ORD-Q Rezoning at 0, 11863, 11915 New Kings Rd, btwn Woodley Rd & Dunn Ave - (14.38± Acres) - CCG-1 & PUD (2004-1090) to IL - M. Gay Constructors, Inc. (R.E. # 003820-0120, 002584-0010 & 003820-0125) (Appl # L-6006-24C) (Dist. 8-Gaffney, Jr.) (Abney) (LUZ)
(Small-Scale 2025-53)
1/28/25 CO Introduced: LUZ
LUZ PH - 3/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/25/25 & 3/11/25
- 70.** [2025-0055](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 27th St E, at the NW Corner of 27th St E & Buckman St - (0.11± Acres) - NC to LDR - Farrad Murphy & Rosalyn Gilbert (R.E. # 132535-0010) (Appl # L-6007-24C) (Dist. 10-Pittman) (Shuler) (LUZ)
(Rezoning 2025-56)
1/28/25 CO Introduced: LUZ
LUZ PH - 3/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 2/25/25 & 3/11/25

- 71.** [2025-0056](#) ORD-Q Rezoning at 0 27th St E, at the NW Corner of 27th St E & Buckman St - (0.11± Acres) - CN to RLD-60 - Farrad Murphy & Rosalyn Gilbert (R.E. # 132535-0010) (Appl # L-6007-24C) (Dist. 10-Pittman) (Abney) (LUZ) (Small-Scale 2025-55)
2ND READING
1/28/25 CO Introduced: LUZ
LUZ PH - 3/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/25/25 & 3/11/25
- 72.** [2025-0057](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 8265 Garden St, btwn Helmsley Blvd & Messer Rd - (3.15± Acres) - AGR to LDR - Randall Hamel & Madeline Combs-Hamel (R.E. # 002839-0020) (Appl # L-5991-24C) (Dist. 12-White) (Anderson) (LUZ) (Rezoning 2025-58)
2ND READING
1/28/25 CO Introduced: LUZ
LUZ PH - 3/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 2/25/25 & 3/11/25
- 73.** [2025-0058](#) ORD-Q Rezoning at 8265 Garden St, btwn Helmsley Blvd & Messer Rd - (3.15± Acres) - AGR to RLD-100A - Randall Hamel & Madeline Combs-Hamel (R.E. # 002839-0020) (Appl # L-5991-24C) (Dist. 12-White) (Cox) (LUZ) (Small-Scale 2025-57)
2ND READING
1/28/25 CO Introduced: LUZ
LUZ PH - 3/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/25/25 & 3/11/25
- 74.** [2025-0059](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 1665 9th St W & 1910 Grunthal St btwn 9th St W & 10th St W, West of Grunthal St - (0.40± Acres) - LDR to MDR - Rebuilding Ex-Offenders Successfully Through Opportunities Rehabilitation & Education, Inc. & A.J. Anderson Construction, LLC (R.E. # 052293-0000 & 052293-0080) (Appl # L-6008-24C) (Dist. 7-Peluso) (Read) (LUZ) (Rezoning 2025-60)
2ND READING
1/28/25 CO Introduced: LUZ
LUZ PH - 3/4/25
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 2/25/25 & 3/11/25

75. [2025-0060](#)
2ND READING
ORD-Q Rezoning at 1665 9th St W & 1910 Grunthal St btwn 9th St W & 10th St W, West of Grunthal St - (0.40± Acres) - RLD-60 to RMD-B - Rebuilding Ex-Offenders Successfully Through Opportunities Rehabilitation & Education, Inc. & A.J. Anderson Construction, LLC (R.E. # 052293-0000 & 052293-0080) (Appl # L-6008-24C) (Dist. 7-Peluso) (Cox) (LUZ)
(Small-Scale 2025-59)
1/28/25 CO Introduced: LUZ
LUZ PH - 3/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/25/25 & 3/11/25
76. [2025-0061](#)
2ND READING
ORD-Q Rezoning at 0, 12511, 12515, 12523 & 12529 Aladdin Rd & 0 Julington Creek Rd, btwn Aladdin Rd, Tar Kiln Rd, Shady Creek Dr & Julington Creek Rd - (29.40± Acres) - RR-Acre to PUD, to Permit Single Family Dwellings, as Described in the Aladdin Road PUD - Nanette J. Roccapiore, as Trustee of the Residuary Trust u/w of Crawford L. Johnston, Nanette J. Roccapiore & Robert A. Roccapiore, Jr., as Co-Trustees of the Residuary Trust u/w of A. Leona Johnston, AKA Ada Leona Johnston, Nanette J. Roccapiore, Individually, Kara Rock, Nashea Powell & Linda Powell (R.E. # 158204-1000 (Portion), 158204-0000 (Portion), 158204-0020, 158204-0030, 158195-0000 & 158194-0040) (Dist. 6-Boylan) (Lewis) (LUZ)
1/28/25 CO Introduced: LUZ
LUZ PH - 3/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/25/25
77. [2025-0062](#)
2ND READING
ORD-Q Rezoning at 0 Julington Creek & 12515 Aladdin Rd, btwn Aladdin Rd, Tar Kiln Rd, Shady Creek Dr & Julington Creek Rd - (15.8± Acres) - RR-Acre to CSV - Nanette J. Roccapiore, as Trustee of the Residuary Trust u/w of Crawford L. Johnston, Nanette J. Roccapiore & Robert A. Roccapiore, Jr., as Co-Trustees of the Residuary Trust u/w of A. Leona Johnston, AKA Ada Leona Johnston & Nanette J. Roccapiore (R.E. # 158204-0000 (Portion) & 158204-1000 (Portion)) (Dist. 6-Boylan) (Cox) (LUZ)
1/28/25 CO Introduced: LUZ
LUZ PH - 3/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/25/25

78. [2025-0074](#) ORD-MC Amend Various Secs of Subpt H (Downtown Overlay Zone & Downtown District Use & Form Regulations), Pt 3 (Schedule of District Regulations), Ch 656 (Zoning Code), Ord Code, to Revise Requirements for Drive-In & Drive Through Facilities as a Use Permissible by Exception in the Brooklyn, Northcore, Central Core, Sports & Entertainment, & Working Waterfront Dists (Hartung) (Introduced by CM White)
2ND READING
1/28/25 CO Introduced: NCSPHS, R, LUZ
2/3/25 NCSPHS Read 2nd & Rerefer
2/3/25 R Read 2nd & Rerefer
LUZ PH: 3/4/25
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 2/25/25 & 3/11/25

NOTE: The next regular meeting will be held Wednesday, February 19, 2025.

*******Note: Items may be added at the discretion of the Chair.*******

Pursuant to the American with Disabilities Act, accommodations for persons with disabilities are available upon request. Please allow 1-2 business days notification to process; last minute requests will be accepted; but may not be possible to fulfill. Please contact Disabled Services Division at: V 904-255-5466, TTY-904-255-5476, or email your request to KaraT@coj.net.