

Date Submitted:
Date Filed:

Application Number: VRF-21-23
Public Hearing:

Application for Waiver of Minimum Required Road Frontage
City of Jacksonville, Florida
Planning and Development Department

Please type or print in ink. Instructions regarding the completion and submittal of this application are located at the end of this form. For additional information, please contact the Planning and Development Department at (904) 255-7865.

For Official Use Only		
Current Zoning District: RR-ACRE	Current Land Use Category: LDR	
Council District: 14	Planning District: 4	
Previous Zoning Applications Filed (provide application numbers): 0		
Applicable Section of Ordinance Code: Sec 656.407		
Notice of Violation(s): N/A		
Neighborhood Associations: NA		
Overlay: N/A		
LUZ Public Hearing Date:	City Council Public Hearing Date:	
Number of Signs to Post: 1	Amount of Fees: \$1161	Zoning Asst. Initials: EA

PROPERTY INFORMATION	
1. Complete Property Address: 6163 Seaboard Ave	2. Real Estate Number: 103426 0040
3. Land Area (Acres): 1/4 acre	4. Date Lot was Recorded: 9/20/2021
5. Property Located Between Streets: 110th St &	6. Utility Services Provider: City Water / City Sewer <input checked="" type="checkbox"/> Well / Septic <input checked="" type="checkbox"/>
7. Waiver Sought: Reduce Required Minimum Road Frontage from <u>80</u> feet to <u>56.92</u> feet	
8. In whose name will the Waiver be granted? Tina Crow	

OWNER'S INFORMATION (please attach separate sheet if more than one owner)	
9. Name: Tina Crow	10. E-mail: tammons64@gmail.com
11. Address (including city, state, zip): 15336 Cape Dr S Jacksonville, FL 32226	12. Preferred Telephone: 904 716-6779

APPLICANT'S INFORMATION (if different from owner)	
13. Name:	14. E-mail:
15. Address (including city, state, zip):	16. Preferred Telephone:

CRITERIA
<p>Section 656.101(l), Ordinance Code, defines a waiver as "a relaxation of the Zoning Code minimum street frontage, pursuant to Section 656.407, Ordinance Code."</p> <p>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:</p> <ul style="list-style-type: none"> i. <i>There are practical or economic difficulties in carrying out the strict letter of the regulation;</i> ii. <i>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);</i> iii. <i>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;</i> iv. <i>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;</i> v. <i>The proposed waiver will not be detrimental to the public health, safety or welfare, result in additional expense, the creation of nuisances or conflict with any other applicable law.</i>

17. Given the above definition of a "waiver" and the aforementioned criteria by which the request will be reviewed against, please describe the reason that the waiver is being sought. Provide as much information as you can; you may attach a separate sheet if necessary. Please note that failure by the applicant to adequately substantiate the need for the request and to meet the criteria set forth may result in a denial.

The request to reduce frontage of this property (6163 Seabaord Ave) meets all 'waiver' requirements as described above.

The property is divided in order to give housing to sibling and keep remaining homestead adjacent intact.

This waiver will not diminish the property values or character of area surrounding.

There is a valid and effective easment (driveway) from street to property included in waiver request.

The proposed waiver will not be detrimental to the public health, safety or welfare, result in additional expense, the creation of nuisances or conflict with any other applicable law.

ATTACHMENTS	
The following attachments must accompany each copy of the application.	
<input checked="" type="checkbox"/>	Survey
<input checked="" type="checkbox"/>	Site Plan – two (2) copies on 8 ½ x 11 and two (2) copies on 11 x 17 or larger
<input checked="" type="checkbox"/>	Property Ownership Affidavit (Exhibit A)
<input checked="" type="checkbox"/>	Agent Authorization if application is made by any person other than the property owner (Exhibit B)
<input checked="" type="checkbox"/>	Legal Description – may be written as either lot and block, or metes and bounds (Exhibit 1)
<input checked="" type="checkbox"/>	Proof of property ownership – may be print-out of property appraiser record card if individual owner, http://apps.coj.net/pao_propertySearch/Basic/Search.aspx , or print-out of entry from the Florida Department of State Division of Corporations if a corporate owner, http://search.sunbiz.org/Inquiry/CorporationSearch/ByName .
<input checked="" type="checkbox"/>	Proof of valid and effective easement for access to the property.

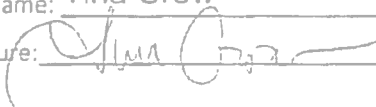
FILING FEES		
*Applications filed to correct existing zoning violations are subject to a double fee.		
<u>Base Fee</u>	<u>Public Notices</u>	<u>Advertisement</u>
Residential Districts: \$1,161.00	\$7.00 per Addressee	Billed directly to owner/agent
Non-residential Districts: \$1,173.00		

AUTHORIZATION

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 City Council. 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.

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.

Owner(s) Print name: <u>Tina Crow</u> Signature: <u></u>	Applicant or Agent (if different than owner) Print name: _____ Signature: _____
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Owner(s) Print name: _____ Signature: _____	<i>*An agent authorization letter is required if the application is made by any person other than the property owner.</i>
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SUBMITTAL

This application must be typed or printed in ink and submitted along with three (3) copies for a total of four (4) applications. Each application must include all required attachments.

Submit applications to:
Planning and Development Department, Zoning Section
214 North Hogan Street, 2nd Floor
Jacksonville, Florida 32202
(904) 255-8300

EXHIBIT A - Property Ownership Affidavit

Date: 10-19-21

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:
6163 Seaboard Ave Jacksonville FL 32244 (RE: 103426-0040)

To Whom it May Concern:

I Judy Kilgore hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for Administrative Deviation submitted to the Jacksonville Planning and Development Department. Waiver of Road Frontage

If Owner is Individual:

If Owner is Corporate Entity:*

Print Corporate Name:

By Judy Kilgore
Print Name: Judy Kilgore

By _____
Print Name: _____
Its: _____

*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL

Sworn to and subscribed and acknowledged before me this 19 day of October ~~2014~~ ²⁰²¹, by Judy Kilgore, who is personally known to me or who has produced Florida Driver License as identification and who took an oath.

Nina Mixson
(Signature of NOTARY PUBLIC)

Nina Mixson
(Printed name of NOTARY PUBLIC)

State of Florida at Large.
My commission expires: February 11, 2024



EXHIBIT A - Property Ownership Affidavit

Date: 10-19-21

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:
6163 Seaboard Ave Jacksonville FL 32244 (RE: 103426-0040)

To Whom it May Concern:

I, Tina Crow hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for Administrative Deviation submitted to the Jacksonville Planning and Development Department. Waiver of Road Frontage

If Owner is Individual:

If Owner is Corporate Entity:*

Print Corporate Name:

By Tina Crow
Print Name: Tina Crow

By _____
Print Name: _____
Its: _____

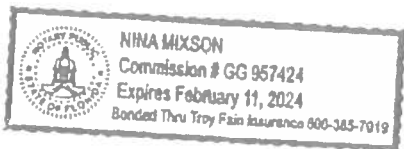
*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL

Sworn to and subscribed and acknowledged before me this 19 day of October ~~2014~~ ²⁰²¹, by Tina Crow, who is personally known to me or who has produced Florida Driver License as identification and who took an oath.

Nina Mixson
(Signature of NOTARY PUBLIC)

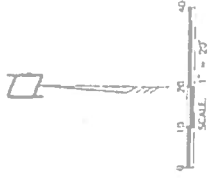
Nina Mixson
(Printed name of NOTARY PUBLIC)



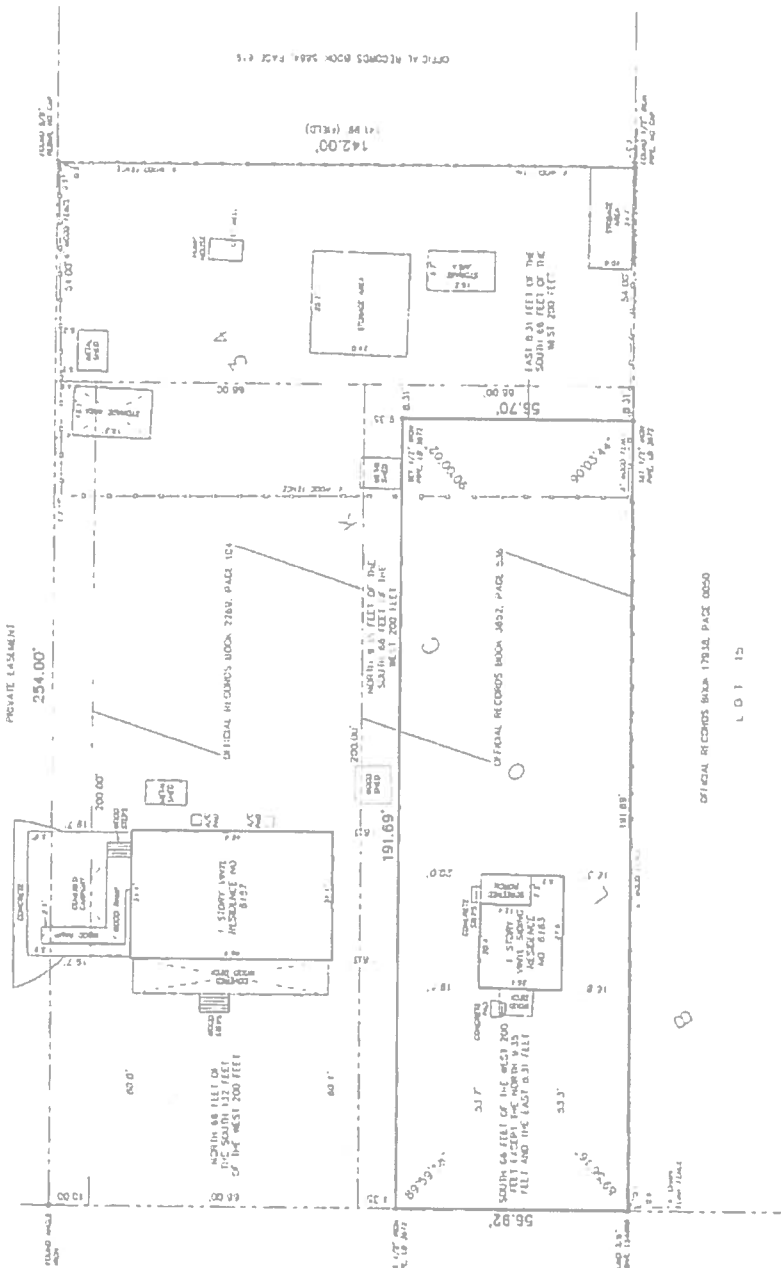
State of Florida at Large.
My commission expires: February 11, 2024

MAP SHOWING SURVEY OF

THE SOUTH 66.00 FEET OF THE WEST 200.00 FEET OF LOT 14, BLOCK 34, OMEGA FARMS, EXCEPT THE NORTH 9.15 FEET AND THE EAST 8.31 FEET OF THE SAID SOUTH 66.00 FEET OF THE WEST 200.00 FEET ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 79 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, CONTAINING 10.830 SQUARE FEET AND/OR 0.25 ACRES MORE OR LESS



LO 14
VIOLA LANE
 PRIVATE EASEMENT
 254.00'



SEABOARD AVENUE
 65 FEET R/W
 150.00'

- NOTES:
1. THIS IS A REPRODUCTION
 2. INTERIOR ANGLES AS PER FIELD SURVEY
 3. THE BOUNDARY RESTRICTIONS SHOWN AS PER PLAT
 4. NORTH PRODUCE FROM PLAT

THE PROPERTY DESCRIBED HEREIN LIES IN FLOOD ZONE "X" (AREA OF MINIMAL FLOOD HAZARD) AS WELL AS CAN BE DETERMINED FROM THE FLOOD INSURANCE RATE MAP NUMBER 2013-00022A, REVISED NOVEMBER 2, 2016 FOR DUVAL COUNTY, FLORIDA

THIS SURVEY IS CERTIFIED TO LOT 14, BLOCK 34, OMEGA FARMS

JASON D. BOATWRIGHT, P.S.M.
 FLORIDA LICENSED SURVEYOR AND MAPPER NO. LS 72892
 FLORIDA LICENSED SURVEYING & MAPPING BUSINESS NO. LB 3472

Filing # 135876253 E-Filed 10/04/2021 04:54:44 PM

16-2021-CP-000881-XXXX-MA DIV: PR-B

**PERSONAL REPRESENTATIVE'S RELEASE
AND CERTIFICATE OF DISTRIBUTION OF REAL
PROPERTY**
(single individual personal representative)

The undersigned, Tina Crow whose post office address is 15336 Cape Drive S, Jacksonville, FL 32226, as personal representative of the estate of Lloyd Merrill Griffin, Sr., a/k/a Lloyd M. Griffin, deceased, hereby acknowledges that title to the real property located in Duval County, Florida, owned by the decedent at the time of death, described as follows:

6163 Seaboard Avenue, Jacksonville, FL 32244 as described on Attached Exhibit A

Property Appraiser's Parcel Identification Number 103426-0040 (the "Property"), vested in Tina Crow and Judy Kilgore, whose post office addresses are 15336 Cape Drive S, Jacksonville, FL 32226 and 548 Wood Duck Road, Middleburg, FL 32068 respectively, (the "Beneficiaries") by operation of law as of the date of the decedent's death pursuant to Florida law as will more fully appear from the proceedings in the Circuit Court for Duval County, Florida, Probate Division, in File No. 2021-CP-881, subject to the rights of the personal representative under Florida Statutes Sections 733.607 and 733.608 to:

1. take possession or control of the Property;
2. use, sell, encumber or otherwise exercise control over the Property:
 - a. for the payment of devises, family allowance, elective share, estate and inheritance taxes, claims, charges, and expenses of the administration and obligations of the decedent's estate;
 - b. to enforce contribution and equalize advancement;
 - c. for distribution.

Having determined that the Property is not needed for any of the foregoing purposes, except distribution, and that the Property should be released and distributed to the Beneficiaries, the personal representative hereby releases the Property from all rights and powers of the personal representative and acknowledges that the Property is vested in Tina Crow and Judy Kilgore free of all rights of the personal representative.

IN WITNESS WHEREOF, the undersigned, as personal representative of the estate of the decedent, has executed this instrument on this 4 day of October, 2021.

Executed in the presence of:

Daniel Juszkowski Daniel Juszkowski

Adriana Tinker Adriana Tinker

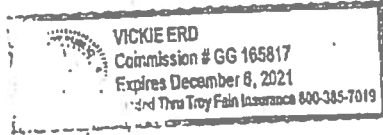
Tina Crow
Tina Crow

As personal representative of the estate of Lloyd Merrill Griffin, Sr., a/k/a Lloyd M. Griffin, deceased

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me by means of () physical presence or () online

notarization, by Tina Crow as personal representative of the estate of Lloyd Merrill Griffin, Sr., a/k/a Lloyd M. Griffin, deceased, who is personally known to me _____ or who produced identification Florida driver license



[Signature]
Signature _____
Notary Public State of Florida _____
My Commission Expires: 12/8/21
My Commission Number is: GG 165817

This instrument prepared by:
William Ashton Scott
Attorney at Law
462 Kingsley Avenue, Suite 101
Orange Park, Florida, 32073

EXHIBIT A

The South 66 feet of the West 200 feet of Lot 14, Block 34, Ortega Farms, according to plat thereof recorded in Plat Book 3, page 79, current public records, Duval County, Florida; and

The North 10 feet of the South 142 feet of the West 200 feet of Lot 14, Block 34, Ortega Farms, according to plat thereof recorded in Plat Book 3, page 79, current public records, Duval County, Florida; and

The East 54 feet of the West 254 feet of the South 142 feet of Lot 14, Block 34, Ortega Farms, according to plat thereof recorded in Plat Book 3, page 79, current public records, Duval County, Florida.

SUBJECT to easements, covenants, conditions and restrictions of record.

FILED 9/1/21 PHILLIPS

IN THE CIRCUIT COURT FOR DUVAL COUNTY,
FLORIDA PROBATE DIVISION
IN RE: ESTATE OF

LLOYD MERRILL GRIFFIN,
SR., A/K/A LLOYD M. GRIFFIN
Deceased.

File No. 2021-CP-881

Division PR-B

ORDER DETERMINING HOMESTEAD STATUS OF REAL PROPERTY
(testate - devised, heirs, no spouse or minor child - exempt from claims)

On the petition of Tina Crow for an order determining homestead status of real property (the "Property"), all interested persons having been served proper notice of the petition and hearing, or having waived notice thereof, the court finds that:

1. The decedent died testate and was domiciled in Duval County, Florida;
2. The decedent was not survived by a spouse or minor child;
3. Decedent's homestead was devised to one or more heirs of the decedent;
4. At the time of death, the decedent owned and resided on the Property described in the petition; it is

ADJUDGED that the following described Property:

6157 Seaboard Avenue, Jacksonville, FL 32244 further described as: The North 66 feet of the South 132 feet of the West 200 feet of Lot 14, Block 34, Ortega Farms, according to plat thereof recorded in Plat Book 3, Page 79 of the current public records of Duval County, Florida.
RE # 103428-0000,

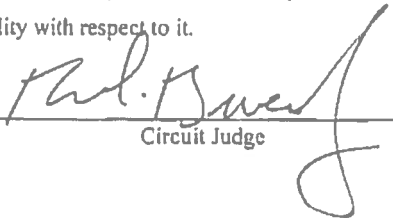
constituted the homestead of the decedent within the meaning of Section 4 of Article X of the Constitution of the State of Florida. It is

ADJUDGED FURTHER that, as of the decedent's date of death, the Property was validly devised to and the constitutional exemption from the claims of decedent's creditors inured to the following persons:

NAME	ADDRESS	RELATIONSHIP	SHARE
Tina Crow	15336 Cape Drive S Jacksonville, FL 32226	daughter	1/2
Judy Kilgore	5487 Wood Duck Road Middleburg, Florida 32068	daughter	1/2

It is ADJUDGED FURTHER that the personal representative is authorized and directed to surrender all of the Property which may be in the possession or control of the personal representative to the persons named above, and the personal representative shall have no further responsibility with respect to it.

ORDERED on August 31, 2021.



Circuit Judge

MAP SHOWING SURVEY OF

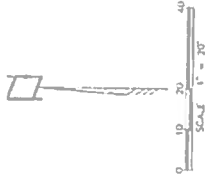
THE NORTH 68.00 FEET OF THE SOUTH 147.00 FEET OF THE WEST 200.00 FEET OF LOT 14, BLOCK 34, ORIECA FARMS ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 79 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.

TOGETHER WITH

THE NORTH 9.35 FEET AND THE EAST 8.31 FEET OF THE SOUTH 66.00 FEET OF THE WEST 200.00 FEET OF LOT 14, BLOCK 34, ORIECA FARMS ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 79 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA. AND

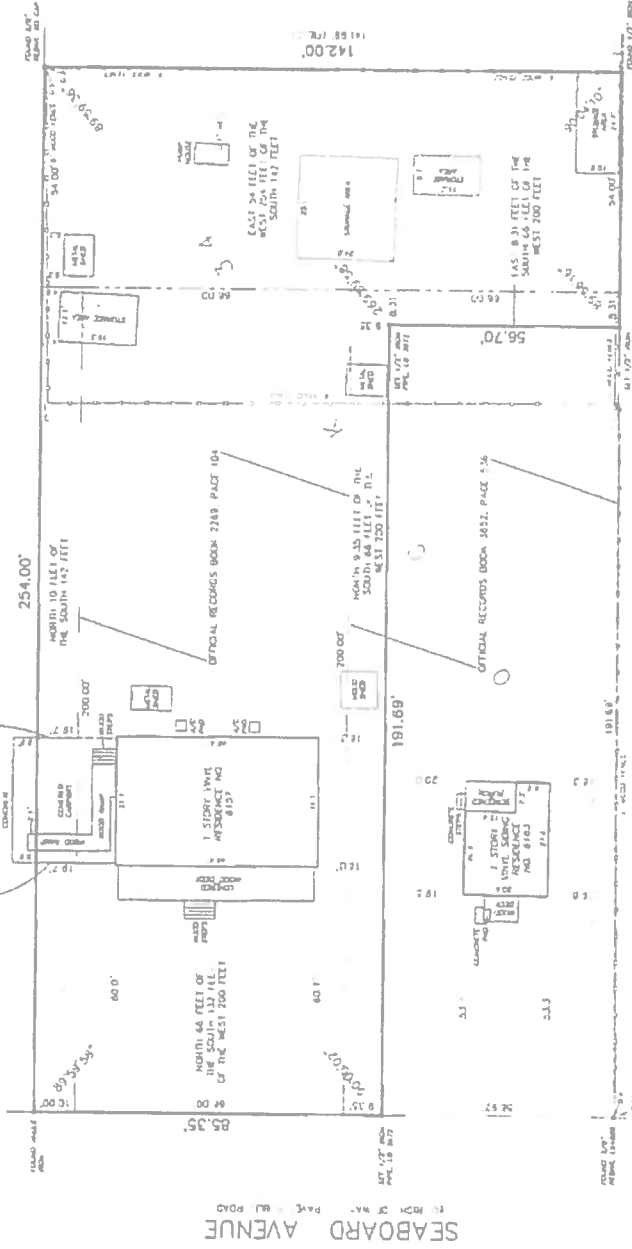
THE NORTH 10.00 FEET OF THE SOUTH 142.00 FEET OF THE WEST 200.00 FEET OF LOT 14, BLOCK 34, ORIECA FARMS ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 79 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA. AND

THE EAST 54.00 FEET OF THE WEST 254.00 FEET OF THE SOUTH 142.00 FEET OF LOT 14, BLOCK 34, ORIECA FARMS ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 79 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA CONTAINING 25,209 SQUARE FEET AND/OR 0.58 ACRES MORE OR LESS



VIOLA LANE
PRIVATE EASEMENT

LOT 14



OFFICIAL RECORDS BOOK 1793A - PAGE 6050

0 1 15

- NOTES:
1. THIS IS A MEASUREMENT SURVEY.
 2. THERE ARE NO ADJACENT PROPERTIES.
 3. NO BUILDING RESTRICTIONS WERE AS PART OF THIS SURVEY.
 4. NORTH PROTECTED FROM PLAT.

THE PROPERTY DESCRIBED HEREBY LIES IN FLOOD ZONE 3 (AREA OF MINIMUM FLOOD HAZARD) AS WELL AS LOW BE DETERMINED FROM THE FLOOD INSURANCE RATE MAP NUMBER 17011C0526, REVISED NOVEMBER 2, 2018 FOR DUVAL COUNTY, FLORIDA.

This work should be reviewed and the owner notified of a flood insurance surcharge and impact.