

# City of Jacksonville

117 W. Duval Street  
Jacksonville, FL 32202



## Agenda - Revised Marked

**Tuesday, October 1, 2024**

**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 - Excused*

*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.: Bruce Lewis*

*Planning Dept.: Erin Abney*

Meeting Convened:

Meeting Adjourned:

Attendance:

Item/File No.

Title History

1. [2022-0888](#)

OPEN PH

CONT PH

11/5/24

(At request of  
applicant)

Applicant:

Steve Diebenow

ORD Adopting a Small-Scale Amendmnt to the FLUM 2030 Comp Plan at 4915 San Pablo Rd S, btwn San Pablo Rd & Dixie Landing Dr - (R.E. # 181767-0060) (12.95± Acres) – CGC to RPI – Steinemann San Pablo, LLC (Appl # L-5715-22C) (Dist. 13-Diamond) (Trout) (LUZ)

(Rezoning 2022-889)

12/13/22 CO Introduced: LUZ

1/4/23 LUZ Read 2nd &amp; Rerefer | 1/10/23 CO Read 2nd &amp; Rerefer

1/24/23 CO PH Addnt'l 2/14/23 | 2/14/23 CO PH Cont'd 2/28/23

2/28/23 CO PH Cont'd 3/28/23 | 3/28/23 CO PH Cont'd 4/11/23

4/11/23 CO PH Cont'd 5/9/23 | 5/9/23 CO PH Cont'd 5/23/23

5/23/23 CO PH Cont'd 6/13/23 | 6/13/23 CO PH Cont'd 6/27/23

6/27/23 CO PH Cont'd 7/25/23 | 7/25/23 CO PH Cont'd 8/8/23

8/8/23 CO PH Cont'd 8/22/23 | 8/22/23 CO PH Cont'd 9/12/23

9/12/23 CO PH Cont'd 9/26/23 | 9/26/23 CO PH Cont'd 10/10/23

10/10/23 CO PH Cont'd 10/24/23 | 10/24/23 CO PH Cont'd 11/14/23

11/14/23 CO PH Cont'd 11/28/23 | 11/28/23 CO PH Cont'd 1/9/24

1/10/24 CO PH Cont'd 1/23/24 | 1/23/24 CO PH Cont'd 2/27/24

2/27/24 CO PH Cont'd 3/26/24 | 3/26/24 CO PH Cont'd 4/23/24

4/23/24 CO PH Cont'd 5/28/24 | 5/28/24 CO PH Cont'd 7/23/24

7/23/24 CO PH Cont'd 8/13/24 | 8/13/24 CO PH Cont'd 9/10/24

9/10/24 CO PH Cont'd 10/8/24

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

Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code – 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

2. [2022-0889](#) 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)
- OPEN PH**  
**CONT PH**  
**11/5/24**
- (At request of applicant)
- Applicant:**  
**Steve Diebenow**
- (Small Scale 2022-888)  
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 Addnt'l 2/14/23 | 2/14/23 CO PH Cont'd 2/28/23  
2/28/23 CO PH Cont'd 3/28/23 | 3/28/23 CO PH Cont'd 4/11/23  
4/11/23 CO PH Cont'd 5/9/23 | 5/9/23 CO PH Cont'd 5/23/23  
5/23/23 CO PH Cont'd 6/13/23 | 6/13/23 CO PH Cont'd 6/27/23  
6/27/23 CO PH Cont'd 7/25/23 | 7/25/23 CO PH Cont'd 8/8/23  
8/8/23 CO PH Cont'd 8/22/23 | 8/22/23 CO PH Cont'd 9/12/23  
9/12/23 CO PH Cont'd 9/26/23 | 9/26/23 CO PH Cont'd 10/10/23  
10/10/23 CO PH Cont'd 10/24/23 | 10/24/23 CO PH Cont'd 11/14/23  
11/14/23 CO PH Cont'd 11/28/23 | 11/28/23 CO PH Cont'd 1/9/24  
1/10/24 CO PH Cont'd 1/23/24 | 1/23/24 CO PH Cont'd 2/27/24  
2/27/24 CO PH Cont'd 3/26/24 | 3/26/24 CO PH Cont'd 4/23/24  
4/23/24 CO PH Cont'd 5/28/24 | 5/28/24 CO PH Cont'd 7/23/24  
7/23/24 CO PH Cont'd 8/13/24 | 8/13/24 CO PH Cont'd 9/10/24  
9/10/24 CO PH Cont'd 10/8/24  
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  
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

3. [2023-0325](#) ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 0 Brandy Branch Rd, btwn U.S. Hwy 301 S & the Duval/Nassau Co Boundary Line - (39.31± Acres) - LDR to AGR - JMC Duval County Properties, LLC (R.E. # 000890-0100 (Portion)) (Appl #L-5797-23C) (Dist. 12-White) (Parola) (LUZ) (PD & PC Apv)
- OPEN PH**  
**CONT PH**  
**10/15/24**
- (At request of applicant)
- Applicant:**  
**Paul Harden**
- 5/23/23 CO Introduced: LUZ  
6/6/23 LUZ Read 2nd & Rerefer | 6/13/23 CO Read 2nd & Rerefer  
6/27/23 CO PH Addn'tl 7/25/23 | 7/25/23 CO PH Cont'd 8/8/23  
8/8/23 CO PH Cont'd 8/22/23 | 8/22/23 CO PH Cont'd 9/12/23  
9/12/23 CO PH Cont'd 10/10/23 | 10/10/23 CO PH Cont'd 11/14/23  
11/14/23 CO PH Cont'd 12/12/23 | 12/12/23 CO PH Cont'd 1/9/24  
1/10/24 CO PH Cont'd 1/23/24 | 1/23/24 CO PH Cont'd 2/13/24  
2/13/24 CO PH Cont'd 2/27/24 | 2/27/24 CO PH Cont'd 3/12/24  
3/12/24 CO PH Cont'd 3/26/24 | 3/26/24 CO PH Cont'd 4/23/24  
4/23/24 CO PH Cont'd 5/14/24 | 5/14/24 CO PH Cont'd 5/28/24  
5/28/24 CO PH Cont'd 6/11/24 | 6/11/24 CO PH Cont'd 6/25/24  
6/25/24 CO PH Cont'd 7/23/24 | 7/23/24 CO PH Cont'd 8/13/24  
8/13/24 CO PH Cont'd 8/27/24 | 8/27/24 CO PH Cont'd 9/10/24  
9/10/24 CO PH Cont'd 9/24/24 | 9/24/24 CO PH Cont'd 10/8/24  
LUZ PH - 7/18/23, 8/1/23, 8/15/23, 9/6/23, 10/3/23, 11/7/23, 12/5/23, 1/3/24, 1/17/24, 2/6/24, 2/21/24, 3/5/24, 3/19/24, 4/16/24, 5/7/24, 5/21/24, 6/4/24, 6/18/24, 7/16/24, 8/6/24, 8/20/24, 9/4/24, 9/17/24, 10/1/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 6/27/23 & 7/25/23, 8/8/23, 8/22/23, 9/12/23, 10/10/23, 11/14/23, 12/12/23, 1/10/24, 1/23/24, 2/13/24, 2/27/24, 3/12/24, 3/26/24, 4/23/24, 5/14/24, 5/28/24, 6/11/24, 6/25/24, 7/23/24, 8/13/24, 8/27/24, 9/10/24, 9/24/24 & 10/8/24

4. [2023-0326](#) ORD-Q Rezoning at 0 Brandy Branch Rd, btwn U.S. Hwy 301 S & the Duval/Nassau Co Boundary Line - (39.31± Acres) - PUD (2007-361-E) to PUD, to Permit Recreational Vehicle Park Uses, Single-Family Residential Uses, & Agriculture Uses, as Described in the Baldwin RV Park PUD - JMC Duval County Properties, LLC (R.E. # 000890-0100 (Portion)) (Appl # L-5797-23C) (Dist. 12-White) (Cox) (LUZ) (PD Amd/Apv) (PC Apv)
- (At request of applicant)
- Applicant:  
Paul Harden
- 5/23/23 CO Introduced: LUZ  
6/6/23 LUZ Read 2nd & Rerefer | 6/13/23 CO Read 2nd & Rerefer  
6/27/23 CO PH Addn'tl 7/25/23 | 7/25/23 CO PH Cont'd 8/8/23  
8/8/23 CO PH Cont'd 8/22/23 | 8/22/23 CO PH Cont'd 9/12/23  
9/12/23 CO PH Cont'd 10/10/23 | 10/10/23 CO PH Cont'd 11/14/23  
11/14/23 CO PH Cont'd 12/12/23 | 12/12/23 CO PH Cont'd 1/9/24  
1/10/24 CO PH Cont'd 1/23/24 | 1/23/24 CO PH Cont'd 2/13/24  
2/13/24 CO PH Cont'd 2/27/24 | 2/27/24 CO PH Cont'd 3/12/24  
3/12/24 CO PH Cont'd 3/26/24 | 3/26/24 CO PH Cont'd 4/23/24  
4/23/24 CO PH Cont'd 5/14/24 | 5/14/24 CO PH Cont'd 5/28/24  
5/28/24 CO PH Cont'd 6/11/24 | 6/11/24 CO PH Cont'd 6/25/24  
6/25/24 CO PH Cont'd 7/23/24 | 7/23/24 CO PH Cont'd 8/13/24  
8/13/24 CO PH Cont'd 8/27/24 | 8/27/24 CO PH Cont'd 9/10/24  
9/10/24 CO PH Cont'd 9/24/24 | 9/24/24 CO PH Cont'd 10/8/24  
LUZ PH - 7/18/23, 8/1/23, 8/15/23, 9/6/23, 10/3/23, 11/7/23, 12/5/23, 1/3/24,  
1/17/24, 2/6/24, 2/21/24, 3/5/24, 3/19/24, 4/16/24, 5/7/24, 5/21/24, 6/4/24,  
6/18/24, 7/16/24, 8/6/24, 8/20/24, 9/4/24, 9/17/24, 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/27/23 & 7/25/23,  
8/8/23, 8/22/23, 9/12/23, 10/10/23, 11/14/23, 12/12/23, 1/10/24, 1/23/24,  
2/13/24, 2/27/24, 3/12/24, 3/26/24, 4/23/24, 5/14/24, 5/28/24, 6/11/24, 6/25/24,  
7/23/24, 8/13/24, 8/27/24, 9/10/24, 9/24/24, 10/8/24

5. [2023-0704](#) ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 0 St. Augustine Rd, btwn St. Augustine Rd & Lorimier Rd - (0.45± Acres) - LDR to CGC - T20 Holdings LLC (R.E. # 130411-0110, 130411-0120 & 130411-0130) (Appl # L-5859-23C) (Dist. 5-J. Carlucci) (Roberts) (LUZ) (PD & PC Apv)  
(Rezoning 2023-705)
- OPEN PH**  
**CLOSE PH**  
**MOVE**
- Applicant:**  
**Cyndy Trimmer**
- 10/10/23 CO Introduced: LUZ  
10/17/23 LUZ Read 2nd & Rerefer | 10/24/23 CO Read 2nd & Rerefer  
11/14/23 CO PH Addn'tl 11/28/23 | 11/28/23 CO PH Cont'd 12/12/23  
12/12/23 CO PH Cont'd 1/9/24 | 1/10/24 CO PH Cont'd 1/23/24  
1/17/24 LUZ PH Approve 5-0 | 1/17/24 LUZ Reconsider/Defer  
1/23/24 CO PH Cont'd 2/13/24 | 2/13/24 CO PH Cont'd 2/27/24  
2/27/24 CO PH Cont'd 4/9/24 | 4/9/24 CO PH Cont'd 5/14/24  
5/14/24 CO PH Cont'd 6/11/24 | 6/11/24 CO PH Cont'd 6/25/24  
6/25/24 CO PH Cont'd 7/23/24 | 7/23/24 CO PH Cont'd 8/13/24  
9/24/24 CO PH Addn'tl 10/8/24  
8/6/24 LUZ PH Amend/Rerefer 7-0  
8/13/24 CO PH Amend/Rerefer 18-0  
LUZ PH - 11/21/23, 12/5/23, 1/3/24, 1/17/24, 2/6/24, 2/21/24, 4/2/24, 5/7/24, 6/4/24, 6/18/24, 7/16/24, 8/6/24, & 10/1/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/14/23 & 11/28/23, 12/12/23, 1/10/24, 1/23/24, 2/13/24, 2/27/24, 4/9/24, 5/14/24, 6/11/24, 6/25/24, 7/23/24, 8/13/24, & 9/24/24 & 10/8/24

6. [2023-0705](#) ORD-Q Rezoning at 0 St. Augustine Rd, btwn St. Augustine Rd & Lorimier Rd - (0.45± Acres) - RLD-60 to PUD, to permit Commercial Uses & up to 6 townhomes as described in the Augustine Road PUD - T20 Holdings LLC (R.E. # 130411-0110, 130411-0120 & 130411-0130) (Appl # L-5859-23C) (Dist. 5-J. Carlucci) (Williams) (LUZ) (PD & PC Apv) (Ex Parte: CMs Arias, Gaffney, Jr., J. Carlucci, Amaro & Carrico)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**  
**Cyndy Trimmer**
- (Small Scale 2023-704)  
10/10/23 CO Introduced: LUZ  
10/17/23 LUZ Read 2nd & Rerefer | 10/24/23 CO Read 2nd & Rerefer  
11/14/23 CO PH Addn'tl 11/28/23 | 11/28/23 CO PH Cont'd 12/12/23  
12/12/23 CO PH Cont'd 1/9/24 | 1/10/24 CO PH Cont'd 1/23/24  
1/17/24 LUZ PH Approve 5-0 | 1/17/24 LUZ Reconsider/Defer  
1/23/24 CO PH Cont'd 2/13/24 | 2/13/24 CO PH Cont'd 2/27/24  
2/27/24 CO PH Cont'd 4/9/24 | 4/9/24 CO PH Cont'd 5/14/24  
5/14/24 CO PH Cont'd 6/11/24 | 6/11/24 CO PH Cont'd 6/25/24  
6/25/24 CO PH Cont'd 7/23/24 | 7/23/24 CO PH Cont'd 8/13/24  
9/24/24 CO PH Addn'tl 10/8/24  
8/6/24 LUZ PH Substitute/Rerefer 7-0  
8/13/24 CO PH Substitute/Rerefer 18-0  
LUZ PH - 11/21/23, 12/5/23, 1/3/24, 1/17/24, 2/6/24, 2/21/24, 4/2/24, 5/7/24, 6/4/24, 6/18/24, 7/16/24, 8/6/24, & 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/14/23 & 11/28/23, 12/12/23, 1/10/24, 1/23/24, 2/13/24, 2/27/24, 4/9/24, 5/14/24, 6/11/24, 6/25/24, 7/23/24, 8/13/24, & 9/24/24 & 10/8/24

7. [2024-0373](#) ORD-MC Creating A New Sec 656.130.1 (Amendments To The Zoning Code For Zoning Overlays), Subpart C (Procedures For Rezoning And Amendments to the Zoning Code), Part 1 (General Provisions), Ch 656 (Zoning Code), Ord Code, to Estab a Process For Creation of New Zoning Overlays; Amending Sec 656.341 (Procedures), Subpart F (Planned Unit Development), Part 3 (Schedule Of District Regulations), Ch 656 (Zoning Code), Ord Code, To Add a New Subparagraph (F) To Prohibit PUD Zoning Applications Which Allow Deviations From Zoning Overlays Unless Approved By a 2/3 Vote of Full Council; Prov Codification Instructions (Teal) (Introduced by CM Carlucci) (Co-Sponsor CM Peluso) (PD & PC Apv)  
5/14/24 CO Introduced: NCSPHS, R, LUZ  
5/20/24 NCSPHS Read 2nd & Rerefer  
5/20/24 R Read 2nd & Rerefer  
5/21/24 LUZ Read 2nd & Rerefer  
5/28/24 CO Read 2nd & Rerefer  
6/11/24 CO PH Only  
9/16/24 NCSPHS Substitute/Rerefer 7-0  
9/16/24 R Substitute/Rerefer 7-0  
9/17/24 LUZ Substitute/Rerefer 6-0  
9/24/24 CO Substitute/Rerefer 17-0  
LUZ PH - 6/18/24, 7/16/24, & 10/15/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/11/24, & 10/8/24
- DEFER**
- (Previously amended & re-referred)**
- (Re-noticed & re-advertised PH on 10/15/24)**



8. [2024-0414](#) ORD-Q Rezoning at 0 Peeler Rd & 5900 Ft. Caroline Rd, South of Ft. Caroline Rd, btwn Cesery Blvd & Peeler Rd - (9.64± Acres) - PUD (2015-238-E) to PUD, to Permit a School Parcel & a Commercial Parcel, as Described in the Jacksonville Classical Academy East PUD - Jacksonville Classical Academy East, Inc. (R.E. # 113315-0010 & 113315-0050) (Dist. 1-Amaro) (Lewis) (LUZ) (PD & PC Amd/Apv)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**AMEND**  
**MOVE**  
**(w/Conditions)**  
**Applicant:**  
**Steve Diebenow**

5/28/24 CO Introduced: LUZ  
6/4/24 LUZ Read 2nd & Rerefer  
6/11/24 CO Read 2nd & Rerefer  
6/25/24 CO PH Only  
LUZ PH - 7/16/24, 9/4/24, 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/25/24

**AMENDMENT:**

1. Revise acreage for the Subject Property from 9.64 acres to 6.64 acres and remove RE #113315-0010.
2. Attaches a Revised Exhibit 1 (revised Legal Description dated August 26, 2024 reflecting a decrease in acreage & and the removal of RE #113315-0010)
3. Attaches a Revised Exhibit 2 (revised Map)
4. Attaches a Revised Exhibit 3 (revised PUD Written Description dated August 26, 2024).
5. Attaches a Revised Exhibit 4 (revised Site Plan dated August 26, 2024).

**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. All site development habitable buildings and ancillary structures not exempt by school board interlocal agreements for charter schools shall comply with all applicable requirements of Chapter 656, Subpart S.
3. Termination of the school charter by the governing body of the charter school or the Duval County School Board shall require removal of the portable buildings.

9. [2024-0484](#) ORD-Q Rezoning at 9985 103rd St on the North Side of 103rd St, East of Connie Jean Rd - (3.73± Acres) - PUD (2008-714-E) to CCG-2- New Age Properties, LLC (R.E. # 012989-0020 (Portion)) (Dist. 12-White) (Cox) (LUZ) (PD & PC Apv)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**MOVE**  
**Applicant:**  
**Michael Herzberg**

6/25/24 CO Introduced: LUZ  
7/16/24 LUZ Read 2nd & Rerefer  
7/23/24 CO Read 2nd & Rerefer  
8/13/24 CO PH Only  
8/20/24 LUZ PH Substitute/Rerefer 6-0  
8/27/24 CO Substitute/Rerefer 18-0  
9/24/24 CO PH Only  
LUZ PH - 8/20/24, & 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/13/24, & 9/24/24

**10.**     [2024-0520](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 McDuff Ave N btwn Lowell Ave & Commonwealth Ave - (1.22± Acres) - LDR to CGC - Kevin Thigpen & William Taylor (R.E. # 056005-0000, 056006-0000 & 056007-0000) (Appl # L-5881-23C) (Dist. 9-Clark-Murray) (Salley) (LUZ) (PD & PC Apv) (Rezoning 2024-521)

**OPEN PH**  
**CLOSE PH**  
**MOVE**

**Applicant:**     7/23/24 CO Introduced: LUZ  
**Curtis Hart**     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  
                      9/24/24 CO PH Cont'd 10/8/24  
                      LUZ PH - 9/4/24, 9/17/24, 10/1/24  
                      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

**11.**     [2024-0521](#)     ORD-Q Rezoning at 0, 957, 961 & 971 McDuff Ave N btwn Lowell Ave & Commonwealth Ave - (1.56± Acres) - RLD-60 & CCG-1 to PUD, to Permit Commercial Uses, as Described in the Taylor/McDuff/Commonwealth PUD - Kevin Thigpen & William Taylor (R.E. # 056005-0000, 056006-0000, 056007-0000, 056008-0000, 056009-0000 & 056010-0000) (Appl # L-5881-23C) (Dist. 9-Clark-Murray) (Cox) (LUZ) (PD Deny) (PC Amd/Apv) (Ex Parte: CM Johnson) (Small-Scale 2024-520)

**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**AMEND**  
**MOVE**

**Applicant:**     7/23/24 CO Introduced: LUZ  
**Curtis Hart**     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  
                      9/24/24 CO PH Cont'd 10/8/24  
                      LUZ PH - 9/4/24, 9/17/24, 10/1/24  
                      Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24 & 9/10/24, 9/24/24, 10/8/24

**AMENDMENT:**

**1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated September 24, 2024)**

- 12.**     [2024-0522](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan, at 0 Wingate Rd N at the NE Corner of Dunn Ave & Wingate Rd N - (4.19± Acres) - MDR to CGC - Matthew Miller, Individually & as Independent Administrator of the Estate of Melissa Miller, Loree Miller & Betty Jean Johann-Miller (R.E. # 019983-0000 (Portion)) (Appl # L-5939-24C) (Dist. 8-Gaffney, Jr.) (Roberts) (LUZ) (PD & PC Apv) (Rezoning 2024-523)  
**OPEN PH**                                     7/23/24 CO Introduced: LUZ  
**CLOSE PH**                                   8/6/24 LUZ Read 2nd & Rerefer  
**MOVE**                                       8/13/24 CO Read 2nd & Rerefer  
**Applicant:**                               8/27/24 CO PH Addnt'l 9/10/24  
**Blair Knighting**                       9/10/24 CO PH Cont'd 10/8/24  
LUZ PH - 9/4/24, 10/1/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 8/27/24 & 9/10/24, 10/8/24
- 13.**     [2024-0523](#)     ORD-Q Rezoning at 0 Wingate Rd N at the NE Corner of Dunn Ave & Wingate Rd N - (4.19± Acres) - RMD-A to PUD, to Permit Commercial Uses, as Described in the Windgate Self-Storage PUD - Matthew Miller, Individually & as Independent Administrator of the Estate of Melissa Miller, Loree Miller & Betty Jean Johann-Miller (R.E. # 019983-0000 (Portion)) (Appl # L-5939-24C) (Dist. 8-Gaffney, Jr.) (Corrigan) (LUZ) (PD & PC Amd/Apv) (Small-Scale 2024-522)  
**EX-PARTE**                                   7/23/24 CO Introduced: LUZ  
**OPEN PH**                                   8/6/24 LUZ Read 2nd & Rerefer  
**CLOSE PH**                                   8/13/24 CO Read 2nd & Rerefer  
**AMEND**                                     8/27/24 CO PH Addnt'l 9/10/24  
**MOVE**                                     9/10/24 CO PH Cont'd 10/8/24  
**Applicant:**                               LUZ PH - 9/4/24, 10/1/24  
**Blair Knighting**                       Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24 & 9/10/24, 10/8/24

**AMENDMENT:**

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

14. [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)  
(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  
9/24/24 CO PH Cont'd 10/8/24  
LUZ PH - 9/4/24, 9/17/24, 10/1/24  
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
- OPEN PH**  
**CONT PH**  
**10/15/24**
- NO PD/PC**  
**REPORTS**
- Applicant:**  
**Curtis Hart**
15. [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)  
(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  
9/24/24 CO PH Cont'd 10/8/24  
LUZ PH - 9/4/24, 9/17/24, 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24 & 9/10/24, 9/24/24, 10/8/24
- OPEN PH**  
**CONT PH**  
**10/15/24**
- NO PD/PC**  
**REPORTS**
- Applicant:**  
**Curtis Hart**

16. [2024-0529](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Jammes Rd btwn Hannah Stables Dr & 118th St - (9.29± Acres) - LDR to MDR - Shan Ramalingam (R.E. # 014498-0000) (Dist. 14-Johnson) (Roberts) (LUZ) (PD & PC Apv)  
**OPEN PH**  
**CLOSE PH**  
**MOVE**  
 Applicant: Shan Ramalingam  
 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  
 9/24/24 CO PH Cont'd 10/8/24  
 LUZ PH - 9/4/24, 9/17/24, 10/1/24  
 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
17. [2024-0530](#) ORD-Q Rezoning at 0 Jammes Rd btwn Hannah Stables Dr & 118th St - (9.29± Acres) - RR-Acre to RMD-D - Shan Ramalingam (R.E. # 014498-0000) (Appl # L-5932-24C) (Dist. 14-Johnson) (Williams) (LUZ) (PD & PC Apv)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**MOVE**  
 Applicant: Shan Ramalingam  
 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  
 9/24/24 CO PH Cont'd 10/8/24  
 LUZ PH - 9/4/24, 9/17/24, 10/1/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24 & 9/10/24, 9/24/24, 10/8/24
18. [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**  
**10/15/24**  
**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  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24

19. [2024-0536](#) ORD-Q Rezoning at 0 & 9423 Crystal Springs Rd, btwn Crystal Cir & Chandler Oaks Dr - (10.00± Acres) - RR-Acre to PUD, to Permit Single Family Dwellings, as Described in the Crystal Springs PUD - Dao Nguyen (R.E. # 008833-0050, 008834-0000 & 008835-0000) (Dist. 12-White) (Cox) (LUZ)  
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  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24
- OPEN PH**  
**CONT PH**  
**10/15/24**
- NO PD/PC**  
**REPORTS**
- Applicant:**  
**Paul Harden**
20. [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)  
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  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24
- OPEN PH**  
**CONT PH**  
**10/15/24**
- (At request of applicant)**
- Applicant:**  
**Greg Matovina**
21. [2024-0608](#) ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 & 7335 Morse Ave, btwn Firestone Rd & Ricker Rd - (9.86± Acres) - LDR to AGR - Morse Avenue Nursery, LLC (R.E. # 015746-0000 & 015747-0000) (Appl # L-5957-24C) (Dist. 14-Johnson) (Snyder) (LUZ) (PD & PC Apv)  
(Rezoning 2024-609)  
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 Addnt'l 9/24/24  
9/24/24 CO PH Cont'd 10/8/24  
LUZ PH - 9/17/24, 10/1/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 9/10/24 & 9/24/24, 10/8/24
- OPEN PH**  
**CLOSE PH**
- MOVE**
- Applicant:**  
**Josh Cockrell**

**22.**     [2024-0609](#)     ORD-Q Rezoning at 0 & 7335 Morse Ave, btwn Firestone Rd & Ricker Rd - (9.86± Acres) - RR-Acre to PUD, to Permit Single-Family Residential & Agricultural Uses, as Described in the Yellow Bluff Estates PUD - Morse Avenue Nursery, LLC (R.E. # 015746-0000 & 015747-0000) (Appl # L-5957-24C) (Dist. 14-Johnson) (Williams) (LUZ) (PD & PC Amd/Apv) (Ex Parte: CM Johnson)

**EX-PARTE**

**OPEN PH**

**CLOSE PH**

**AMEND**

**MOVE**

**Applicant:**

**Josh Cockrell**

(Small-Scale 2024-608)  
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 Addnt'l 9/24/24  
9/24/24 CO PH Cont'd 10/8/24  
LUZ PH - 9/17/24, 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/10/24 & 9/24/24, 10/8/24

**AMENDMENT:**

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated August 23, 2024).
2. Attaches a Revised Exhibit 4 (revised Site Plan dated June 21, 2024).

**23.**     [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 10/15/24)**

**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  
LUZ PH - 9/17/24, 10/15/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/10/24, 9/24/24, 10/22/24

- 24.**     [2024-0612](#)     ORD-Q Rezoning at 0 Iowa Ave, btwn Oak St & Palmetto St - (0.5± Acres) - RR-Acre to RLD-90 - Ryrad Home Builders, Inc. (R.E. # 003994-0005) (Dist. 8-Gaffney, Jr.) (Williams) (LUZ) (PD & PC Apv)  
**EX-PARTE**                     8/13/24 CO Introduced: LUZ  
**OPEN PH**                     8/20/24 LUZ Read 2nd & Rerefer  
**CLOSE PH**                   8/27/24 CO Read 2nd & Rerefer  
**MOVE**                       9/10/24 CO PH Only  
                                  LUZ PH - 9/17/24, 10/1/24  
**Applicant:**               Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/10/24  
**Janis Fleet**
- 25.**     [2024-0616](#)     ORD-Q Apv Sign Waiver (Appl SW-24-07) for a Sign Located at 0 & 3044 San Pablo Rd, btwn Van Zile Ave & Courtney Woods Ln - Rivertown Church, Inc. - Requesting to Reduce the Min Setback from 25 ft to 1 ft & Increase the Max Size of a Sign from 24 sq ft to 30 sq ft in RR-Acre (R.E. # 167080-0000 & 167077-0100) (Dist. 13-Diamond) (Corrigan) (LUZ) (GAB CPAC Deny) (PD Deny)  
**DEFER**                     8/13/24 CO Introduced: LUZ  
**(Previously re-referred by Council)**             8/20/24 LUZ Read 2nd & Rerefer  
                                  8/27/24 CO Read 2nd & Rerefer  
**(Will be re-noticed & re-advertised)**             9/10/24 CO PH Only  
                                  9/17/24 LUZ PH Amend (Deny)/Approve 5-0  
**Applicant:**               9/24/24 CO Rerefer to LUZ 18-0  
**Ryan Richardson**       LUZ PH - 9/17/24  
                                  Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/10/24
- 26.**     [2024-0619](#)     ORD Apv, & Auth the Mayor & Corp Sec to Execute & Deliver, the 2nd Amendment to Dev Agrmt btwn the City & R.L.R. Investments, LLC, as Appvd by Ord 2015-747-E, Extending the Duration of the Dev Agrmt to 5/21/29, Concerning Dev Now Known as “Pattillo - R.L.R. Investments” (CCAS # 124052.0), Consisting of 2 Parcels, 22.62± Acres & 25.46± Acres, Respectively, Located at 10319 General Ave, Pursuant to Pt 2, Ch 655, Ord Code (Dist. 12-White) (Harvey) (LUZ) (PD Apv)  
**MOVE**                     8/13/24 CO Introduced: LUZ  
                                  8/20/24 LUZ Read 2nd & Rerefer  
                                  8/27/24 CO PH Read 2nd & Rerefer  
                                  LUZ PH - 9/4/24, 9/17/24  
                                  Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24



27. [2024-0660](#)  
**OPEN PH**  
**CONT PH**  
**10/15/24**
- Applicant:**  
**Cyndy Trimmer**
- ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Baymeadows Way W, btwn Baymeadows Way & I-95 - (2.93± Acres) - BP to HDR - Luxury Toy Vault, LLC (R.E. # 152578-2080) (Appl # L-5970-24C) (Dist. 11-Arias) (Parola) (LUZ) (PD & PC Apv)  
(Companions 2024-661 & 2024-662)  
8/27/24 CO Introduced: LUZ  
9/4/24 LUZ Read 2nd & Rerefer  
9/10/24 CO Read 2nd & Rerefer  
9/24/24 CO PH Addnt'l 10/8/24  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 9/24/24 & 10/8/24
28. [2024-0661](#)  
**OPEN PH**  
**CONT PH**  
**10/15/24**
- Applicant:**  
**Cyndy Trimmer**
- ORD-Q Rezoning at 0 Baymeadows Way W, btwn Baymeadows Way & I-95 - (2.93± Acres) - PUD (1974-577-E) to PUD, to Permit Multi-Family Residential Dev, as Described in the Cypress Baymeadows PUD - Luxury Toy Vault, LLC (R.E. # 152578-2080) (Dist. 11-Arias) (Cox) (LUZ) (PD & PC Amd/Apv)  
(Companions 2024-660 & 2024-662)  
8/27/24 CO Introduced: LUZ  
9/4/24 LUZ Read 2nd & Rerefer  
9/10/24 CO Read 2nd & Rerefer  
9/24/24 CO PH Addnt'l 10/8/24  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24 & 10/8/24
29. [2024-0662](#)  
**OPEN PH**  
**CONT PH**  
**10/15/24**
- NO PD/PC**  
**REPORTS**
- Applicant:**  
**Cyndy Trimmer**
- ORD-Q Amend Reso 74-690-243, as Amended, Which Appvd a Dev Order for Belfort Station (a/k/a Cypress Plaza), a Dev of Regional Impact (DRI), Pursuant to an Appl for Change to a Previously Appvd Dev of Regional Impact (the AFC) Filed by Luxury Toy Vault, LLC, & Dated 7/17/24, to Remove 2.93± Acres from the DRI; Finding That These Changes Are Consistent with the 2045 Comp Plan & the City Land Dev Regulations; Directing the Legislative Svcs Div to Forward Certified Copies of this Ord to Authorized Agents (R.E. # 152578-2080) (Reingold) (LUZ)  
(Companions 2024-660 & 2024-661)  
8/27/24 CO Introduced: LUZ  
9/4/24 LUZ Read 2nd & Rerefer  
9/10/24 CO Read 2nd & Rerefer  
9/24/24 CO PH Addnt'l 10/8/24  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24 & 10/8/24

- 30.**     [2024-0663](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 7827 Jones Rd, on the SE Corner of Jones Rd & Garden St - (2.00± Acres) - AGR to CGC - David Wayne Estes (R.E. # 002893-0040) (Appl # L-5963-24C) (Dist. 12-White) (Salley) (LUZ) (PD & PC Apv) (Rezoning 2024-664)
- OPEN PH**                     8/27/24 CO Introduced: LUZ  
**CONT PH**                     9/4/24 LUZ Read 2nd & Rerefer  
**10/15/24**                     9/10/24 CO Read 2nd & Rerefer  
                                    9/24/24 CO PH Addnt'l 10/8/24
- (At request of applicant)**     LUZ PH - 10/1/24  
                                    Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 9/24/24 & 10/8/24
- Applicant:**  
**Shelia Estes**
- 
- 31.**     [2024-0664](#)     ORD-Q Rezoning at 7827 Jones Rd, on the SE Corner of Jones Rd & Garden St - (2.00± Acres) - AGR to PUD, to Permit Outside Storage Uses, as Described in the Jones Rd RV & Boat Storage PUD - David Wayne Estes (R.E. # 002893-0040) (Appl # L-5963-24C) (Dist. 12-White) (Cox) (LUZ) (PD Amd/Apv) (PC Deny) (Small-Scale 2024-663)
- OPEN PH**                     8/27/24 CO Introduced: LUZ  
**CONT PH**                     9/4/24 LUZ Read 2nd & Rerefer  
**10/15/24**                     9/10/24 CO Read 2nd & Rerefer  
                                    9/24/24 CO PH Addnt'l 10/8/24
- (At request of applicant)**     LUZ PH - 10/1/24  
                                    Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24 & 10/8/24
- Applicant:**  
**Shelia Estes**
- 
- 32.**     [2024-0665](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Wilson Blvd, btwn Old Middleburg Rd & Fouraker Rd - (2.62± Acres) - RPI to BP & LI - Landen's Walk, LLC (R.E. # 012499-0000) (Appl # L-5953-24C) (Dist. 9-Clark-Murray) (Roberts) (LUZ) (PD & PC Apv) (Rezoning 2024-666)
- EX-PARTE**                     8/27/24 CO Introduced: LUZ  
**OPEN PH**                     9/4/24 LUZ Read 2nd & Rerefer  
**CLOSE PH**                     9/10/24 CO Read 2nd & Rerefer  
**MOVE**                         9/24/24 CO PH Addnt'l 10/8/24
- Applicant:**                     LUZ PH - 10/1/24  
**Chris Hagan**                     Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 9/24/24 & 10/8/24

**33.**     [2024-0666](#)     ORD-Q Rezoning at 0 Wilson Blvd, btwn Old Middleburg Rd & Fouraker Rd - (2.62± Acres) - CRO to PUD, to Permit Office & Warehouse Uses, as Described in the Wilson Boulevard Business Park PUD - Landen's Walk, LLC (R.E. # 012499-0000) (Appl # L-5953-24C) (Dist. 9-Clark-Murray) (Cox)

**EX-PARTE**                     (LUZ) (PD & PC Apv)  
                                       (Small-Scale 2024-665)

**OPEN PH**                     8/27/24 CO Introduced: LUZ  
**CLOSE PH**                   9/4/24 LUZ Read 2nd & Rerefer  
                                       9/10/24 CO Read 2nd & Rerefer  
**MOVE**                       9/24/24 CO PH Addnt'l 10/8/24  
                                       LUZ PH - 10/1/24  
**Applicant:**                 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24 & 10/8/24  
**Chris Hagan**

**34.**     [2024-0667](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Atlantic Blvd, btwn San Pablo Rd & the Intercoastal Waterway - (45.90± Acres) - AGR & CGC to CSV - Board of Trustees of the Internal Improvement Trust Fund of the State of Florida (R.E. # 167140-0200) (Appl # L-5974-24C) (Dist. 13-Diamond) (Parola) (LUZ) (PD & PC Apv)

**OPEN PH**                     (Rezoning 2024-668)  
**CLOSE PH**                   8/27/24 CO Introduced: LUZ  
                                       9/4/24 LUZ Read 2nd & Rerefer  
**AMEND**                     9/10/24 CO Read 2nd & Rerefer  
**MOVE**                     9/24/24 CO PH Addnt'l 10/8/24  
                                       LUZ PH - 10/1/24  
**Applicant:**                 Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code -  
**COJ**                         9/24/24 & 10/8/24

**AMENDMENT:**

**1. Revise acreage for the Subject Property from 45.9 to 46.26**



**37.**     [2024-0670](#)     ORD-Q Rezoning at 0, 16485 & 16535 Main St N, btwn Pond Run Ln & Yellow Bluff Rd - (33.10± Acres) - RR-Acre & PUD (2022-198-E) to PUD, to Permit Single-Family Residential Uses, as Described in the North Main Street PUD - Joseph G, LLC, Sarah McNair, Vision Baptist Church, Inc., Fla Trust Services, LLC as Trustee of Florida Land Trust & Caren E. Felker, Paul J. Felker & Robert S. Felker, as Trustees of the Sessions Family Trust (R.E. # 108195-0000, 108194-0000, 108096-0000, 108098-0000 & 108415-0200) (Appl # L-5951-24C) (Dist. 8-Gaffney, Jr.) (Lewis) (LUZ) (N CPAC Deny) (PD & PC Amd/Apv) (Small-Scale 2024-669)

**EX-PARTE**

**OPEN PH**

**CLOSE PH**

**AMEND**

**MOVE**

**(w/Condition)**

**Applicant:**     8/27/24 CO Introduced: LUZ

**Curtis Hart**     9/4/24 LUZ Read 2nd & Rerefer

                      9/10/24 CO Read 2nd & Rerefer

                      9/24/24 CO PH Addnt'l 10/8/24

                      LUZ PH - 10/1/24

                      Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24 & 10/8/24

**AMENDMENT:**

**1. Revise ownership to remove Sarah McNair and add Clarence McNair, as Personal Representative of the John S. McCloud Estate.**

**CONDITION:**

**1. The minimum roadway centerline radii shall be 80 feet.**

**38.**     [2024-0671](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 2109, 2123, 2230, 2241 & 2248 Ed Johnson Dr, East of Yellow Bluff Rd - (12.30± Acres) - RR to LDR - Donaldson Investments, LLC (R.E. # 106150-0940, 106150-0970, 106150-1000, 106151-0024 & 106151-0000 (Portion)) (Appl # L-5948-24C) (Dist. 2-Gay) (Salley) (LUZ) (PD & PC Apv) (Rezoning 2024-672)

**OPEN PH**

**CLOSE PH**

**MOVE**

**Applicant:**     8/27/24 CO Introduced: LUZ

**Brian Small**     9/4/24 LUZ Read 2nd & Rerefer

                      9/10/24 CO Read 2nd & Rerefer

                      9/24/24 CO PH Addnt'l 10/8/24

                      LUZ PH - 10/1/24

                      Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 9/24/24 & 10/8/24

- 39.**     [2024-0672](#)     ORD-Q Rezoning at 1941, 1955, 1981, 1984, 2005, 2012, 2032, 2033, 2049, 2109, 2110, 2123, 2128, 2230, 2241 & 2248 Ed Johnson Dr & 0 Yellow Bluff Rd, 15719 Yellow Bluff Rd, East of Yellow Bluff Rd - (46.00± Acres) - RR-Acre & RLD-100A to RLD-50 - Donaldson Investments, LLC (R.E. # 106151-0011, 106151-0035, 106151-0018, 106151-0016, 106151-0015, 106151-0025, 106151-0013, 106151-0080, 106151-0012, 106151-0022, 106151-0000 (Portion), 106151-0014, 106154-0030, 106154-0020, # 106151-0035, 106150-0940, 106150-0970, 106150-1000 & 106151-0024) (Appl # L-5948-24C) (Dist. 2-Gay) (Corrigan) (LUZ) (N CPAC Deny) (PD & PC Apv)  
 (Small-Scale 2024-671)  
 8/27/24 CO Introduced: LUZ  
 9/4/24 LUZ Amend/Rerefer 6-0  
 9/10/24 CO Amend/Rerefer 18-0  
 9/24/24 CO PH Addnt'l 10/8/24  
 LUZ PH - 10/1/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24 & 10/8/24
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**  
**Brian Small**
- 40.**     [2024-0673](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 735 Canal St, btwn Broadway Ave & McQuade St - (0.21± Acres) - MDR to BP - 4149 St. Augustine Road, LLC (R.E. # 077359-0000) (Appl # L-5964-24C) (Dist. 9-Clark-Murray) (Hinton) (LUZ) (PD & PC Apv) (Rezoning 2024-674)  
 8/27/24 CO Introduced: LUZ  
 9/4/24 LUZ Read 2nd & Rerefer  
 9/10/24 CO Read 2nd & Rerefer  
 9/24/24 CO PH Addnt'l 10/8/24  
 LUZ PH - 10/1/24  
 Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 9/24/24 & 10/8/24
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**  
**Cyndy Trimmer**
- 41.**     [2024-0674](#)     ORD-Q Rezoning at 735 Canal St, btwn Broadway Ave & McQuade St - (0.21± Acres) - RMD-A to IBP - 4149 St. Augustine Road, LLC (R.E. # 077359-0000) (Appl # L-5964-24C) (Dist. 9-Clark-Murray) (Cox) (LUZ) (PD & PC Apv) (Small-Scale 2024-673)  
 8/27/24 CO Introduced: LUZ  
 9/4/24 LUZ Read 2nd & Rerefer  
 9/10/24 CO Read 2nd & Rerefer  
 9/24/24 CO PH Addnt'l 10/8/24  
 LUZ PH - 10/1/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24 & 10/8/24
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**  
**Cyndy Trimmer**

**42.**     [2024-0675](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Garden St, at the NE Corner of Garden St & Imeson Rd - (14.17± Acres) - LI to LDR - Dawn D. Motes & Kelly Mike James as Co-Personal Representatives of the Estate of Regina Joan Darling James (R.E. # 003999-0500 & 003999-0600) (Appl # L-5965-24C) (Dist. 12-White) (Fogarty) (LUZ) (PD & PC Apv) (Rezoning 2024-676)  
**OPEN PH**                     8/27/24 CO Introduced: LUZ  
**CLOSE PH**                    9/4/24 LUZ Read 2nd & Rerefer  
**MOVE**                        9/10/24 CO Read 2nd & Rerefer  
**Applicant:**                9/24/24 CO PH Addnt'l 10/8/24  
**Curtis Hart**                LUZ PH - 10/1/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 9/24/24 & 10/8/24

**43.**     [2024-0676](#)     ORD-Q Rezoning at 0 Garden St, at the NE Corner of Garden St & Imeson Rd - (14.17± Acres) - PUD (2010-256-E) to RLD-50 - Dawn D. Motes & Kelly Mike James as Co-Personal Representatives of the Estate of Regina Joan Darling James (R.E. 003999-0500 & 003999-0600) (Appl # L-5965-24C) (Dist. 12-White) (Williams) (LUZ) (PD & PC Apv) (Small-Scale 2024-675)  
**EX-PARTE**                    8/27/24 CO Introduced: LUZ  
**OPEN PH**                     9/4/24 LUZ Read 2nd & Rerefer  
**CLOSE PH**                    9/10/24 CO Read 2nd & Rerefer  
**MOVE**                        9/24/24 CO PH Addnt'l 10/8/24  
**Applicant:**                LUZ PH - 10/1/24  
**Curtis Hart**                Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24 & 10/8/24

- 44.**     [2024-0677](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0, 14062, 14066 & 14080 Normandy Blvd, btwn Nathan Hale Rd & Bell Rd - (41.04± Acres) - AGR to MDR - Alvin L. Smith & Darlene A. Smith, Simon Hoek Spaans & Alina Gonzalez, Cynthia J. Roberts (Life Estate) & Cynthia J. Roberts, James W. Martin & Christy J. Martin (R.E. # 002258-0310, 002260-0010, 002261-0130 & 002261-0200) (Appl # L-5956-24C) (Dist. 12-White) (Salley) (LUZ) (PD & PC Apv)  
(Rezoning 2024-678)  
8/27/24 CO Introduced: LUZ  
9/4/24 LUZ Read 2nd & Rerefer  
9/10/24 CO Read 2nd & Rerefer  
9/24/24 CO PH Addnt'l 10/8/24  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 9/24/24 & 10/8/24
- OPEN PH**  
**CLOSE PH**
- MOVE**
- Applicant:**  
**Hayden Phillips**
- 45.**     [2024-0678](#)     ORD-Q Rezoning at 0, 14062, 14066 & 14080 Normandy Blvd, btwn Nathan Hale Rd & Bell Rd - (41.04± Acres) - AGR to PUD, to Permit Townhomes & Single-Family Residential Uses, as Described in the Normandy Boulevard PUD - Alvin L. Smith & Darlene A. Smith, Simon Hoek Spaans & Alina Gonzalez, Cynthia J. Roberts (Life Estate) & Cynthia J. Roberts, James W. Martin & Christy J. Martin (R.E. # 002258-0310, 002260-0010, 002261-0130 & 002261-0200) (Appl # L-5956-24C) (Dist. 12-White) (Corrigan) (LUZ) (PD & PC Apv)  
(Small-Scale 2024-677)  
8/27/24 CO Introduced: LUZ  
9/4/24 LUZ Read 2nd & Rerefer  
9/10/24 CO Read 2nd & Rerefer  
9/24/24 CO PH Addnt'l 10/8/24  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24 & 10/8/24
- EX-PARTE**
- OPEN PH**  
**CLOSE PH**
- MOVE**
- Applicant:**  
**Hayden Phillips**



46. [2024-0679](#) ORD-Q Rezoning at 0, 7407 & 7447 Salisbury Rd, btwn Belfort Rd & Baymeadows Way - (71.70± Acres) - PUD (2007-512-E, 2020-605-E & 2023-594-E) to PUD, to Permit Multi-Family Residential Dwelling Units, as Described in the Butler Creek PUD - Butler Creek Owner, LLC & Orion Investments Enterprise, LLC (R.E. # 152577-0010, 152577-0020, 152577-0050 & R.E. # 152578-0010 (Portion)) (Dist. 11-Arias) (Lewis) (LUZ)  
8/27/24 CO Introduced: LUZ  
9/4/24 LUZ Read 2nd & Rerefer  
9/10/24 CO Read 2nd & Rerefer  
9/24/24 CO PH Only  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24
- OPEN PH**  
**CONT PH**  
**10/15/24**
- NO PD/PC**  
**REPORTS**
- Applicant:**  
**Vernon Smith**
47. [2024-0680](#) ORD-Q Rezoning at 0 & 7175 Justamere Rd, btwn Magnolia Hills Dr & 103rd St - (18.99± Acres) - RMD-A & PUD (2022-893-E) to PUD, to Permit 216 Townhomes, as Described in the Justamere PUD - Justamere Development, LLC (R.E. # 012966-0100 & 012970-0020) (Dist. 12-White) (Cox) (LUZ)  
8/27/24 CO Introduced: LUZ  
9/4/24 LUZ Read 2nd & Rerefer  
9/10/24 CO Read 2nd & Rerefer  
9/24/24 CO PH Only  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24
- OPEN PH**  
**CONT PH**  
**10/15/24**
- NO PD/PC**  
**REPORTS**
- Applicant:**  
**Vernon Smith**
48. [2024-0681](#) ORD-Q Rezoning at 7373 Old Kings Rd S, btwn Toledo Rd & Powers Ave - (10.25± Acres) - PBF-2 to RMD-D - Young Men's Christian Association of Florida's First Coast, Inc. (R.E. # 147998-1200) (Dist. 5-J. Carlucci) (Lewis) (LUZ) (PD & PC Apv)  
8/27/24 CO Introduced: LUZ  
9/4/24 LUZ Read 2nd & Rerefer  
9/10/24 CO Read 2nd & Rerefer  
9/24/24 CO PH Only  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24
- EX-PARTE**
- OPEN PH**  
**CLOSE PH**
- MOVE**
- Applicant:**  
**Zach Miller**

- 49.**     [2024-0682](#)     ORD-Q Apv Zoning Exception (Appl E-24-42) at 9940 Old Baymeadows Rd, btwn Southside Blvd & Baymeadows Rd - Deerwood Village Mall, L.C. - Requesting 1) an Establishment or Facility Which Includes the Retail Sale & Svc of All Alcoholic Beverages Including Liquor, Beer or Wine for On-Premises Consumption, & 2) Permanent or Restricted Outside Sale & Svc in Conjunction with a Restaurant, Meeting the Performance Standards & Dev Criteria Set Forth in Pt 4, for OHJAX5, LLC, d/b/a Scramblers, in CN (R.E. # 148633-1000) (Dist. 11-Arias) (Read) (LUZ) (PD Apv)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**     8/27/24 CO Introduced: LUZ  
**Lawrence Yancy**     9/4/24 LUZ Read 2nd & Rerefer  
                           9/10/24 CO Read 2nd & Rerefer  
                           9/24/24 CO PH Only  
                           LUZ PH - 10/1/24  
                           Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24
- 
- 50.**     [2024-0683](#)     ORD-Q Apv Zoning Exception (Appl E-24-43) at 1500 University Blvd W, btwn San Jose Blvd & Duke Rd - General Property Support, Inc. as Trustee of Lakewood South Land Trust - Requesting 1) an Establishment or Facility Which Includes the Retail Sale & Svc of All Alcoholic Beverages Including Liquor, Beer or Wine for On-Premises Consumption & 2) Permanent or Restricted Outside Sale & Svc, Meeting the Performance Standards & Dev Criteria Set Forth in Pt 4 of Ch 656, Ord Code, for OHJAX5, LLC d/b/a Scramblers, in CCG-1 (R.E. # 147032-0000) (Dist. 5-J. Carlucci) (Williams) (LUZ) (PD Apv)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**     8/27/24 CO Introduced: LUZ  
**Lawrence Yancy**     9/4/24 LUZ Read 2nd & Rerefer  
                           9/10/24 CO Read 2nd & Rerefer  
                           9/24/24 CO PH Only  
                           LUZ PH - 10/1/24  
                           Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24

- 51.**     [2024-0684](#)     ORD-Q Apv Zoning Exception (Appl E-24-46) at 9551 Baymeadows Rd, Units 8, 9, 10 & 11, btwn Paseo Dr. E & Baymeadows Cir E - Elzbieta Kuzniar, as Trustee of the Elzbieta Kuzniar Trust, Dated 8/27/09 - 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 5th Element Indian Restaurant, in PUD (R.E. # 148521-0055) (Dist. 11-Arias) (Nagbe) (LUZ) (PD Apv)  
8/27/24 CO Introduced: LUZ  
9/4/24 LUZ Read 2nd & Rerefer  
9/10/24 CO Read 2nd & Rerefer  
9/24/24 CO PH Only  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**  
**Sindhar Sannala**
- 
- 52.**     [2024-0685](#)     ORD-Q Apv the Waiver of Min Required Road Frontage (Appl WRF-24-17) at 0 Paschal St, at the End of Paschal St - Ryrad Home Builders, Inc. - Requesting to Reduce the Min Road Frontage Requirements from 48 ft to 0 ft in RLD-60 (R.E. # 006130-0000) (Dist. 12-White) (Nagbe) (LUZ) (PD Apv)  
8/27/24 CO Introduced: LUZ  
9/4/24 LUZ Read 2nd & Rerefer  
9/10/24 CO Read 2nd & Rerefer  
9/24/24 CO PH Only  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24
- OPEN PH**
- CONT PH**
- 10/15/24**
- (At request of**  
**CP White)**
- Applicant:**  
**Janis Fleet**

- 53.**     [2024-0699](#)     ORD-MC Concerning the Renew Arlington Zoning Overlay; Amend Sec 656.399.57 (Applicability), Subpt S (Renew Arlington Zoning Overlay), Pt 3 (Schedule of District Regulations), Ch 656 (Zoning Code), Ord Code, to Clarify Certain Language; Amend Sec 656.399.59 (Definitions), Subpt S (Renew Arlington Zoning Overlay), Pt 3 (Schedule of District Regulations), Ch 656 (Zoning Code), Ord Code, to Revise & Add Certain Definitions; Amend Sec 656.399.62 (Character Areas), Subpt S (Renew Arlington Zoning Overlay), Pt 3 (Schedule of District Regulations), Ch 656 (Zoning Code), Ord Code, to Utilize Consistent Terminology; Amend Sec 656.399.63 (Renew Arlington Design Review (RADR) Team), Subpt S (Renew Arlington Zoning Overlay), Pt 3 (Schedule of District Regulations), Ch 656 (Zoning Code), Ord Code, to Utilize Consistent Terminology; Amend Sec 656.399.64 (RA/CRA Zoning Overlay Administrative Deviations), Subpt S (Renew Arlington Zoning Overlay), Pt 3 (Schedule of District Regulations), Ch 656 (Zoning Code), Ord Code, to Utilize Consistent Terminology (Lopera) (Introduced by CM Amaro) (PD & PC Apv) 8/27/24 CO Introduced: NCSPHS, R, LUZ  
9/3/24 NCSPHS Read 2nd & Rerefer  
9/3/24 R Read 2nd & Rerefer  
9/4/24 LUZ Read 2nd & Rerefer  
9/10/24 CO Read 2nd & Rerefer  
9/24/24 CO PH Addnt'l 10/8/24  
9/30/24 NCSPHS Approve 6-0  
9/30/24 R Approve 6-0  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24 & 10/8/24

**Scrivener's  
Correct formatting**

- **Amends the Renew Arlington Zoning Overlay within Ch. 656 (Zoning Code) to:**
  - **Add new definitions for “Lot” and “Street” and update terminology throughout**
  - **Clarify language regarding bay door, fencing, and parking design guidelines within the five Character Areas**
- **The Planning Commission recommended approval of this bill at their 9/19/24 meeting**

- 54.**     [2024-0715](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- ORD Transmitting to the State of FL's Various Agencies for Review, a Proposed Large-Scale Revision 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 - 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)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 10/8/24 & 10/22/24
- 55.**     [2024-0716](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- ORD Adopting a Large-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Pecan Park Rd & 0 Arnold Rd, btwn Arnold Rd & Jax International Airport - (229.01± Acres) - AGR & PBF to LI - Subema, LLC (R.E. # 019583-0000 & 019606-0000 (Portion)) (Appl # L-5872-23A) (Dist. 8-Gaffney, Jr.) (Parola) (LUZ) (JWC Apv)  
(Rezoning 2024-717)  
9/10/24 CO Introduced: LUZ, JWC  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Sec 163.3184 (3), F.S. & Ch 650, Pt 4, Ord Code - 10/8/24 & 10/22/24
- 56.**     [2024-0717](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- ORD-Q Rezoning at 0 Pecan Park Rd & 0 Arnold Rd, btwn Arnold Rd & Jax International Airport - (315.42± Acres) - PBF-2, PBF-3 & IL to PUD, to Permit Light Industrial Dev, as Described in the Arnold Road PUD - Subema, LLC (R.E. # 019583-0000 & 019606-0000) (Appl # L-5872-23C) (Dist. 8-Gaffney, Jr.) (Corrigan) (LUZ)  
(Large-Scale 2024-716)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24 & 10/22/24

57. [2024-0718](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 12810 Normandy Blvd & 3727, 3801 & 3821 Alcoy Rd, btwn Alcoy Rd & Sarroca Ln - (19.07± Acres) - RR to MDR - TD&MD Properties, LLC, Melvin J. Selasky, Karen Nicklaus Browning, Albert Paul Nicklaus, Jr., & John Moncrief (R.E. # 002183-0100, 002183-0050, 002215-0000 & 002215-0010) (Appl # L-5952-24C) (Dist. 12-White) (Salley) (LUZ)  
(Rezoning 2024-719)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 10/8/24 & 10/22/24
58. [2024-0719](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- ORD-Q Rezoning at 12810 Normandy Blvd & 3727, 3801 & 3821 Alcoy Rd, btwn Alcoy Rd & Sarroca Ln - (19.07± Acres) - RR-Acre to PUD, to Permit Townhomes, as Described in the Alcoy Road PUD - TD&MD Properties, LLC, Melvin J. Selasky, Karen Nicklaus Browning, Albert Paul Nicklaus, Jr., & John Moncrief (R.E. # 002183-0100, 002183-0050, 002215-0000 & 002215-0010) (Appl # L-5952-24C) (Dist. 12-White) (Corrigan) (LUZ)  
(Small-Scale 2024-718)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24 & 10/22/24
59. [2024-0720](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 & 8962 Magill Rd N & 8956 Magill Rd, btwn Magill Rd N, Magill Rd, Jones Rd & Pritchard Rd - (28.19± Acres) - AGR to LDR - Sharon Simms Bishop, Sheila Simms Kennedy, Tambra Kennedy Shurley & Donna Kay Simms Rodriguez & Ralph A. Rodriguez (R.E. # 003366-0050, 003366-0150, 003366-0210 & 003366-0220) (Appl # L-5954-24C) (Dist. 12-White) (Roberts) (LUZ)  
(Rezoning 2024-721)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 10/8/24 & 10/22/24

- 60.**     [2024-0721](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- ORD-Q Rezoning at 0 & 8962 Magill Rd N & 8956 Magill Rd, btwn Magill Rd N, Magill Rd, Jones Rd & Pritchard Rd - (28.19± Acres) - AGR to PUD, to Permit Single-Family Residential Dwellings, as Described in the Jones-Magill PUD - Sharon Simms Bishop, Sheila Simms Kennedy, Tandra Kennedy Shurley & Donna Kay Simms Rodriguez & Ralph A. Rodriguez (R.E. # 003366-0050, 003366-0150, 003366-0210 & 003366-0220) (Appl # L-5954-24C) (Dist. 12-White) (Corrigan) (LUZ)  
(Small-Scale 2024-720)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24 & 10/22/24
- 61.**     [2024-0722](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- ORD-Q Rezoning at 3257 & 3259 Stratton Rd, btwn Stratton Rd & Fox Creek Dr E - (11.40± Acres) - RR-Acre to PUD, to Permit Single Family Dwellings, as Described in the Stratton Oakmont PUD - Sandra Snowden (R.E. # 012872-0000 & 012872-0100) (Dist. 12-White) (Cox) (LUZ)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24
- 62.**     [2024-0723](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- ORD-Q Rezoning at 0 & 7264 Jones Branch Cir, South of Pritchard Rd & West of I-295 - (11.87± Acres) - PUD (2022-855-E) to PUD, to Permit Outside Storage, Vehicle Deliveries & Wash in Addition to the Commercial Uses, Including Tractor Trailer Storage, as Described in the Jones Creek PUD - Jones Creek Commercial, Inc. (R.E. # 003388-0105, 003388-0130, 003388-0350, 003388-0120, & 003388-0300) (Dist. 12-White) (Williams) (LUZ)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24



- 63.**     [2024-0724](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- 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)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24
- 64.**     [2024-0725](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- ORD-Q Rezoning at 6039 Gilchrist Rd, btwn New Kings Rd & Sibbald Rd - (0.64± Acres) - RR-Acre to RLD-60 - LaGrace White (R.E. # 039963-0000) (Dist. 10-Pittman) (Williams) (LUZ)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24
- 65.**     [2024-0726](#)  
**DEFER**  
**(PH Next Cycle**  
**10/15/24)**
- ORD-Q Rezoning at 6920 Camfield St, at the Corner of Camfield St & Camfield St North - (5.06± Acres) - RLD-60 to RLD-50 - Travis Moss (R.E. # 015656-0000) (Dist. 14-Johnson) (Corrigan) (LUZ)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO Read 2nd & Rerefer  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24
- 66.**     [2024-0727](#)  
**EX-PARTE**  
  
**OPEN PH**  
**CLOSE PH**  
  
**MOVE**  
  
**Applicant:**  
**JEA**
- ORD-Q Apv the Waiver of Min Required Road Frontage (Appl WRF-24-18) at 8617 Western Way, btwn Old Baymeadows Rd, Southside Blvd & I-95 - JEA - Requesting to Reduce the Min Road Frontage Requirements from 35 ft to 0 ft in IL (R.E. # 148632-0510) (Dist. 11-Arias) (Lewis) (LUZ) (PD Apv)  
9/10/24 CO Introduced: LUZ  
9/17/24 LUZ Read 2nd & Rerefer  
9/24/24 CO PH Read 2nd & Rerefer  
LUZ PH - 10/1/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24



- 67.**     [2024-0759](#)  
**2ND READING**     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 3707 Newcomb Rd, West of Lem Turner Rd - (5.24± Acres) - RR to MDR - William Leslie Howell & Minnie Lou Howell (Life Estate) (R.E. # 019488-0000) (Appl # L-5978-24C) (Dist. 8-Gaffney, Jr.) (Anderson) (LUZ) (Rezoning 2024-760)  
9/24/24 CO Introduced: LUZ  
LUZ PH - 11/5/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 10/22/24 & 11/12/24
- 68.**     [2024-0760](#)  
**2ND READING**     ORD-Q Rezoning at 3707 Newcomb Rd, West of Lem Turner Rd - (5.24± Acres) - RR-Acre to RMD-A - William Leslie Howell & Minnie Lou Howell (Life Estate) (R.E. # 019488-0000) (Appl # L-5978-24C) (Dist. 8-Gaffney, Jr.) (Read) (LUZ)  
(Small-Scale 2024-759)  
9/24/24 CO Introduced: LUZ  
LUZ PH - 11/5/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24 & 11/12/24
- 69.**     [2024-0761](#)  
**2ND READING**     ORD-Q Apv the Waiver of Min Required Road Frontage (Appl WRF-24-19) at 13330 Peaceful Rd, North of Peaceful Ct - Michael S. Logsdon - Requesting to Reduce the Min Road Frontage Requirements from 80 ft to 35 ft in RLD-100A (R.E. # 106384-0030 (Portion)) (Dist. 2-Gay) (Nagbe) (LUZ)  
9/24/24 CO Introduced: LUZ  
LUZ PH - 10/15/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24
- 70.**     [2024-0770](#)  
**2ND READING**     ORD-Q re Ch 307 (Historic Preservation & Protection), Ord Code; Desig the Parcel at 538 S Ellis Rd, btwn Highway Ave & Cassidy Rd as a Local Landmark Site - Sons of Confederate Veterans, Kirby-Smith Camp 1209, Inc.; 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 Site Desig, & to Record the Local Landmark Site Desig in the Official Records of Duval County; Directing the Zoning Administrator to Enter the Local Landmark Site Desig on the Zoning Atlas (R.E. # 060209-0100) (Dist. 9-Clark-Murray) (Lopera) (Req of JHPC)  
9/24/24 CO Introduced: LUZ  
LUZ PH - 11/5/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24

71. [2024-0771](#)  
**2ND READING**
- ORD-Q re Ch 307 (Historic Preservation & Protection), Ord Code; Desig the Commercial Bldg at 801 N Jefferson St, btwn State St W & Union St W as a Local Landmark - Dorothy Thomas Whetstone, as Trustee of Walter Whetstone & Dorothy Thomas Whetstone Trust Under Agrmt Dated 1/23/17, & Restated on 5/11/22; 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; (Dist. 7-Peluso) (R.E. # 074648-0000) (Lopera) (Req of JHPC)  
9/24/24 CO Introduced: LUZ  
LUZ PH - 11/5/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24
72. [2024-0772](#)  
**2ND READING**
- ORD-Q re Ch 307 (Historic Preservation & Protection), Ord Code; Desig the Commercial Bldg at 821 N Jefferson St, btwn State Street W & Union Street W as a Local Landmark - Dorothy Thomas Whetstone, as Trustee of Walter Whetstone & Dorothy Thomas Whetstone Trust Under Agrmt Dated 1/23/17, & Restated on 5/11/22; 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 (Dist. 7-Peluso) (R.E. # 070602-0000) (Lopera) (Req of JHPC)  
9/24/24 CO Introduced: LUZ  
LUZ PH - 11/5/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24

**NOTE: The next regular meeting will be held Tuesday, October 15, 2024.**

**\*\*\*\*\*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.**