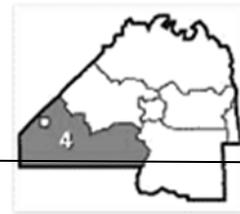


Southwest, Planning District 4
Citizens Planning Advisory Committee
Chair: Christina Purdy Vice Chair: Bruce Tyson



January 13, 2026

To: Honorable Joe Carlucci
Land Use & Zoning Committee
117 W. Duval St., Ste. 425
Jacksonville, FL 32202

Honorable Kevin Carrico
President, City Council
117 W. Duval St., Ste. 425
Jacksonville, FL 32202

Mr. Charles Garrison
Chair, Planning Commission
214 N. Hogan St., Ste. 300
Jacksonville, FL 32202

Re: Companion Ordinance #2026-07

After reviewing Ordinance 2026-07 concerning the request to rezone the property located at 5807 Morse Avenue (32244), in the Northwest quadrant of Morse Avenue and Seaboard Avenue, to Planned Unit Development (PUD), the Southwest Citizens Planning Advisory Committee (CPAC) unanimously voted to recommend approval of the application, subject to the following conditions:

The developers shall provide the following information to support CPAC's continued review and community transparency:

- "Proposed home price points."
- "Digital renderings of the proposed home designs."
- "Provide the number of bedrooms and parking spaces per home."

The requested information can be submitted to the CPAC's Planning and Development representative, Andy Hetzle (Ahetzle@coj.net), and to the CPAC's Neighborhood Coordinator, Michelle Godwin (michellegw@coj.net).

Submission of the requested materials will help the Southwest CPAC ensure alignment with neighborhood compatibility and planning objectives.

Respectfully Submitted,

Christina Purdy

Christina Purdy
Southwest Citizens Planning Advisory Committee (CPAC) Chair

Cc: City Council Vice President: Rory Diamond
Members: Ken Amaro, Raul Arias, Rahman Johnson, Michael Boylan, JuCoby Pittman, Tyrona Clark-Murray, Reggie Gaffney Jr., Matt Carlucci, Nick Howland, Jim Peluso, Mike Gay, Will Lahnen, Randy White, Terrance Freeman
E-copy: Council Legislative Services: Steven Libby, Rebecca Bolton, Bernedette Smith, Jessica Denson
Attorney: Dylan Reingold, Terrance Harvey
Planning Department: Erin Abney, Kristen Reid, Bruce Lewis, Laurie Santana, Patricia Sales, Helena Parola, Andy Hetzel
Neighborhood Department: Thomas Waters, Michelle Godwin-Ware