

# City of Jacksonville

117 W. Duval Street  
Jacksonville, FL 32202



## Agenda - Marked

**Wednesday, November 6, 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*  
*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

12/3/24

NO PD/PC

REPORTS

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 & Rerefer |1/10/23 CO Read 2nd & Rerefer  
 1/24/23 CO PH Addnt'l 2/14/23  
 CO PH Cont'd on 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  
 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  
 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, 11/12/24

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) (Small Scale 2022-888)
- OPEN PH**  
**CONT PH**  
**12/3/24**
- NO PD/PC**  
**REPORTS**
- Applicant:**  
**Steve Diebenow**
- 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  
CO PH Cont'd on 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  
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  
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
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 - (33.95 ± 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) (Rezoning 2023-326)
- DEFER**
- (Previously amended re-referred by Council)**
- (Will be re-noticed & re-advertised)**
- 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  
CO PH Cont'd on 7/25/23, 8/8/23, 8/22/23, 9/12/23, 10/10/23, 11/14/23, 12/12/23, 1/9/24, 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  
10/15/24 LUZ PH Amend/Rerefer 5-0  
10/22/24 CO PH Amend/Rerefer 18-0  
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, 10/15/24, & 1/7/25  
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, 10/22/24, & 12/10/24

4. [2023-0326](#)  
**DEFER**  
 (Previously amended re-referred by Council)  
 (Will be re-noticed & re-advertised)  
 Applicant: Paul Harden
- ORD-Q Rezoning at 0 Brandy Branch Rd, btwn U.S. Hwy 301 S & the Duval/Nassau Co Boundary Line - (33.95± 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) (Small Scale 2023-325)  
 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  
 CO PH Cont'd on 7/25/23, 8/8/23, 8/22/23, 9/12/23, 10/10/23, 11/14/23, 12/12/23, 1/9/24, 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 10/15/24 LUZ PH Amend/Rerefer 6-0  
 10/22/24 CO PH Amend/Rerefer 18-0  
 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, 10/15/24, & 1/7/25  
 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, 10/22/24, & 12/10/24
5. [2024-0524](#)  
**OPEN PH**  
**CONT PH**  
**11/19/24**  
**NO PD/PC**  
**REPORTS**  
 Applicant: Curtis Hart
- 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  
 10/8/24 CO PH Cont'd 10/22/24  
 10/22/24 CO PH Cont'd 11/12/24  
 LUZ PH - 9/4/24, 9/17/24, 10/1/24, 10/15/24, 11/6/24  
 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, 10/22/24, 11/12/24

6. [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  
10/8/24 CO PH Cont'd 10/22/24  
10/22/24 CO PH Cont'd 11/12/24  
LUZ PH - 9/4/24, 9/17/24, 10/1/24, 10/15/24, 11/6/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24 & 9/10/24, 9/24/24, 10/8/24, 10/22/24, 11/12/24
- OPEN PH**  
**CONT PH**  
**11/19/24**
- NO PD/PC**  
**REPORTS**
- Applicant:**  
**Curtis Hart**
7. [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)  
(Rezoning 2024-530)  
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  
10/8/24 CO PH Cont'd 10/22/24  
10/22/24 CO PH Cont'd 11/12/24  
LUZ PH - 9/4/24, 9/17/24, 10/1/24, 10/15/24, 11/6/24  
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, 10/22/24, 11/12/24
- OPEN PH**  
**CONT PH**  
**11/19/24**
- (At request of**  
**CM Johnson)**
- Applicant:**  
**Shan Ramalingam**

8. [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) (Small-Scale 2024-529)  
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  
10/8/24 CO PH Cont'd 10/22/24  
10/22/24 CO PH Cont'd 11/12/24  
LUZ PH - 9/4/24, 9/17/24, 10/1/24, 10/15/24, 11/6/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24 & 9/10/24, 9/24/24, 10/8/24, 10/22/24, 11/12/24
- OPEN PH**  
**CONT PH**  
**11/19/24**
- (At request of**  
**CM Johnson)**
- Applicant:**  
**Shan Ramalingam**
9. [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)  
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  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24
- OPEN PH**  
**CONT PH**  
**11/19/24**
- NO PD/PC**  
**REPORTS**
- Applicant:**  
**Paul Harden**
10. [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) (PD & PC Amd/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, 9/17/24, 10/1/24, 10/15/24, 11/6/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24
- EX-PARTE**
- OPEN PH**  
**CLOSE PH**
- AMEND**  
**MOVE**
- Applicant:**  
**Paul Harden**

**AMENDMENT:**

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated September 16, 2024).
2. Attaches a Revised Exhibit 4 (revised PUD Site Plan dated September 11, 2024).

11. [2024-0539](#)  
**DEFER**  
 (Previously continued to 1/22/25)  
**Applicant:**  
**Greg Matovina**
- 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)  
 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, 1/22/25  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/27/24
12. [2024-0611](#)  
**OPEN PH**  
**CONT PH**  
 1/22/24  
**NO PD/PC**  
**REPORTS**  
**Applicant:**  
**Cyndy Trimmer**
- 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)  
 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  
 LUZ PH - 9/17/24, 10/15/24, 11/19/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/10/24, 9/24/24, 10/22/24, 11/12/24
13. [2024-0616](#)  
**DEFER**  
 (New PH 11/19/24)  
**Applicant:**  
**Ryan Richardson**
- 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)  
 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 Only  
 9/17/24 LUZ PH Amend (Deny)/Approve 5-0  
 9/24/24 CO Rerefer to LUZ 18-0  
 LUZ PH - 9/17/24, & 11/19/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/10/24

14. [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**  
**CLOSE PH**  
**MOVE**  
**Applicant:**  
**Shelia Estes**  
 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  
 10/8/24 CO PH Cont'd 10/22/24  
 10/22/24 CO PH Cont'd 11/12/24  
 LUZ PH - 10/1/24, 10/15/24, 11/6/24  
 Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 9/24/24 & 10/8/24, 10/22/24, 11/12/24
15. [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)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**AMEND**  
**MOVE**  
**(Conflicting recommendations)**  
**Applicant:**  
**Shelia Estes**  
 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  
 10/8/24 CO PH Cont'd 10/22/24  
 10/22/24 CO PH Cont'd 11/12/24  
 LUZ PH - 10/1/24, 10/15/24, 11/6/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24 & 10/8/24, 10/22/24, 11/12/24

**AMENDMENT:**

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated September 12, 2024).



16. [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) (PD & PC Amd/Apv)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- AMEND**
- MOVE**
- (w/Conditions)**
- Applicant:**
- Wyman Duggan**
- 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, 10/15/24, 11/6/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24

**AMENDMENT:**

1. Attaches a Revised Exhibit 3 (revised PUD Written Description dated October 14, 2024)
2. Attaches a Revised Exhibit 4 (revised Site Plan dated October 25, 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. If the roads are gated, the gates shall be located in such a manner so as to not block Salisbury Rd and a turnaround shall be provided prior to the gate.
3. An ADA compliant sidewalk shall be provided along the entire frontage of Salisbury Rd.

17. [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)
- OPEN PH**
- CONT PH**
- 11/19/24**
- (At request of CP White)**
- Applicant:**
- Janis Fleet**
- 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, 10/15/24, 11/6/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/24/24

18. [2024-0716](#) 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)  
**OPEN PH**  
**CONT PH**  
**11/19/24**  
  
**NO PD/PC**  
**REPORTS**  
  
**Applicant:**  
**Cyndy Trimmer**  
  
 (Rezoning 2024-717)  
 9/10/24 CO Introduced: LUZ, JWC  
 9/17/24 LUZ Read 2nd & Rerefer  
 9/24/24 CO Read 2nd & Rerefer  
 10/8/24 CO PH Addnt'l 10/22/24  
 10/22/24 CO PH Cont'd 11/12/24  
 LUZ PH - 10/15/24, 11/6/24  
 Public Hearing Pursuant to Sec 163.3184 (3), F.S. & Ch 650, Pt 4, Ord Code - 10/8/24 & 10/22/24, 11/12/24
19. [2024-0717](#) 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)  
**OPEN PH**  
**CONT PH**  
**11/19/24**  
  
**NO PD/PC**  
**REPORTS**  
  
**Applicant:**  
**Cyndy Trimmer**  
  
 (Large-Scale 2024-716)  
 9/10/24 CO Introduced: LUZ  
 9/17/24 LUZ Read 2nd & Rerefer  
 9/24/24 CO Read 2nd & Rerefer  
 10/8/24 CO PH Addnt'l 10/22/24  
 10/22/24 CO PH Cont'd 11/12/24  
 LUZ PH - 10/15/24, 11/6/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24 & 10/22/24, 11/12/24



- 22.**     [2024-0720](#)     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, 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) (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  
10/8/24 CO PH Addnt'l 10/22/24  
10/22/24 CO PH Cont'd 11/12/24  
LUZ PH - 10/15/24, 11/6/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 10/8/24 & 10/22/24, 11/12/24
- OPEN PH**  
**CONT PH**  
**11/19/24**
- NO PD/PC**  
**REPORTS**
- Applicant:**  
**Curtis Hart**
- 23.**     [2024-0721](#)     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  
10/8/24 CO PH Addnt'l 10/22/24  
10/22/24 CO PH Cont'd 11/12/24  
LUZ PH - 10/15/24, 11/6/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24 & 10/22/24, 11/12/24
- OPEN PH**  
**CONT PH**  
**11/19/24**
- NO PD/PC**  
**REPORTS**
- Applicant:**  
**Curtis Hart**

24. [2024-0724](#)  
**DEFER**  
 (Previously continued to 11/19/24)  
**Applicant:**  
**Cyndy Trimmer**
- 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  
 10/8/24 PH Only  
 LUZ PH - 10/15/24, 11/19/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/8/24
25. [2024-0759](#)  
**OPEN PH**  
**CLOSE PH**  
**MOVE**  
**Applicant:**  
**Brian Small**
- 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) (PD & PC Apv) (Rezoning 2024-760)  
 9/24/24 CO Introduced: LUZ  
 10/1/24 LUZ Read 2nd & Rerefer  
 10/8/24 CO Read 2nd & Rerefer  
 10/22/24 CO PH Addnt'l 11/12/24  
 LUZ PH - 11/6/24  
 Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 10/22/24 & 11/12/24
26. [2024-0760](#)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**MOVE**  
**Applicant:**  
**Brian Small**
- 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) (PD & PC Apv) (Small-Scale 2024-759)  
 9/24/24 CO Introduced: LUZ  
 10/1/24 LUZ Read 2nd & Rerefer  
 10/8/24 CO Read 2nd & Rerefer  
 10/22/24 CO PH Addnt'l 11/12/24  
 LUZ PH - 11/6/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24 & 11/12/24

27. [2024-0770](#) 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) (PD Apv)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**  
**Sons of the Confederate Veterans,**  
**Kirby Smith Camp 1209, Inc.**
- 9/24/24 CO Introduced: LUZ  
 10/1/24 LUZ Read 2nd & Rerefer  
 10/8/24 CO Read 2nd & Rerefer  
 10/22/24 CO PH Only  
 LUZ PH - 11/6/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24
28. [2024-0771](#) 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) (PD Apv)
- EX-PARTE**
- OPEN PH**
- CLOSE PH**
- MOVE**
- Applicant:**  
**Amon Whetstone**
- 9/24/24 CO Introduced: LUZ  
 10/1/24 LUZ Read 2nd & Rerefer  
 10/8/24 CO Read 2nd & Rerefer  
 10/22/24 CO PH Only  
 LUZ PH - 11/6/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24

- 29.**     [2024-0772](#)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**MOVE**  
**Applicant:**  
**Amon Whetstone**
- 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) (PD Apv)  
9/24/24 CO Introduced: LUZ  
10/1/24 LUZ Read 2nd & Rerefer  
10/8/24 CO Read 2nd & Rerefer  
10/22/24 CO PH Only  
LUZ PH - 11/6/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24
- 30.**     [2024-0785](#)  
**DEFER**  
**(PH Next Cycle**  
**11/19/24)**
- ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Beach Blvd, btwn Palm Ln & Grove Park Blvd - (0.09± Acres) - LDR to CGC - Modwelling, LLC (R.E. # 136291-0000(Portion)) (Appl # L-5959-24C) (Dist. 4-Carrico) (Roberts) (LUZ)  
(Rezoning 2024-786)  
10/8/24 CO Introduced: LUZ, JWC  
10/15/24 LUZ Read 2nd & Rerefer  
10/22/24 CO Read 2nd & Rerefer  
LUZ PH - 11/19/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/12/24 & 11/26/24
- 31.**     [2024-0786](#)  
**DEFER**  
**(PH Next Cycle**  
**11/19/24)**
- ORD-Q Rezoning at 0 Beach Blvd, btwn Palm Ln & Grove Park Blvd - (1.37± Acres) - RLD-90 & CCG-1 to PUD, to Permit Multifamily Dwelling Units as Described in the Pottsburg Creek Apartments PUD - Modwelling, LLC (R.E. # 136291-0000 & 136380-0000) (Appl # L-5959-24C) (Dist. 4-Carrico) (Williams) (LUZ)  
(Small-Scale 2024-785)  
10/8/24 CO Introduced: LUZ  
10/15/24 LUZ Read 2nd & Rerefer  
10/22/24 CO Read 2nd & Rerefer  
LUZ PH - 11/19/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/12/24 & 11/26/24

- 32.**     [2024-0787](#)  
**DEFER**  
**(PH Next Cycle**  
**11/19/24)**
- 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)  
(Rezoning 2024-788)  
10/8/24 CO Introduced: LUZ  
10/15/24 LUZ Read 2nd & Rerefer  
10/22/24 CO Read 2nd & Rerefer  
LUZ PH - 11/19/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/12/24 & 11/26/24
- 33.**     [2024-0788](#)  
**DEFER**  
**(PH Next Cycle**  
**11/19/24)**
- 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)  
(Small-Scale 2024-787)  
10/8/24 CO Introduced: LUZ  
10/15/24 LUZ Read 2nd & Rerefer  
10/22/24 CO Read 2nd & Rerefer  
LUZ PH - 11/19/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/12/24 & 11/26/24
- 34.**     [2024-0789](#)  
**DEFER**  
**(PH Next Cycle**  
**11/19/24)**
- ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Jennings Rd, at the NE Corner of Ross Blvd & Jennings Rd - (9.94± Acres) - LDR to MDR - Florida Conference Association of Seventh Day Adventists (R.E. # 019964-0900) (Appl # L-5976-24C) (Dist. 8-Gaffney, Jr.) (Kelly) (LUZ)  
(Rezoning 2024-790)  
10/8/24 CO Introduced: LUZ  
10/15/24 LUZ Read 2nd & Rerefer  
10/22/24 CO Read 2nd & Rerefer  
LUZ PH - 11/19/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/12/24 & 11/26/24



35. [2024-0790](#)  
**DEFER**  
**(PH Next Cycle**  
**11/19/24)**  
 ORD-Q Rezoning at 0 Jennings Rd, at the NE Corner of Ross Blvd & Jennings Rd - (9.94± Acres) - RR-Acre to RMD-A - Florida Conference Association of Seventh Day Adventists (R.E. # 019964-0900) (Appl # L-5976-24C) (Dist. 8-Gaffney, Jr.) (Corrigan) (LUZ)  
 (Small-Scale 2024-789)  
 10/8/24 CO Introduced: LUZ  
 10/15/24 LUZ Read 2nd & Rerefer  
 10/22/24 CO Read 2nd & Rerefer  
 LUZ PH - 11/19/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/12/24 & 11/26/24
36. [2024-0791](#)  
**DEFER**  
**(PH Next Cycle**  
**11/19/24)**  
 ORD-Q Rezoning at 7701 Blanding Blvd, btwn Collins Rd & Longchamp Dr - (1.23± Acres) - CO to CCG-2 - Nisvet Gazibara & Amila Gazibara (R.E. # 099020-0005) (Dist. 14-Johnson) (Williams) (LUZ)  
 10/8/24 CO Introduced: LUZ  
 10/15/24 LUZ Read 2nd & Rerefer  
 10/22/24 CO Read 2nd & Rerefer  
 LUZ PH - 11/19/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/12/24
37. [2024-0792](#)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**AMEND**  
**MOVE**  
**(w/Condition)**  
**Applicant:**  
**Israel Guadarrama**  
 ORD-Q Apv Zoning Exception (Appl E-24-48) at 9753 Deer Lake Ct, btwn Southside Blvd & Touchton Rd - Acadian Enterprises, Inc. - 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 Outside Sale & Svc, Meeting the Performance Standards & Dev Criteria Set Forth in Pt 4 of Ch 656, Ord Code, for IAG Group, LLC, in PUD (R.E. # 146036-1790) (Dist. 4-Carrico) (Cox) (LUZ) (PD Amd/Apv)  
 10/8/24 CO Introduced: LUZ  
 10/15/24 LUZ Read 2nd & Rerefer  
 10/22/24 CO PH Read 2nd & Rerefer  
 LUZ PH - 11/6/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24

**CONDITION:**

1. The zoning exception Ord. 2024-792 (E-24-48) granted herein shall not be effective unless or until the required Waiver of Minimum Distance Requirements for Liquor License Location (WLD-24-18) pursuant to Section 656.133, Ordinance Code, is issued for the Subject Property.

- 38.**     [2024-0793](#)     ORD-Q Apv the Waiver of Min Required Road Frontage (Appl WRF-24-20) at 0 Beverly Ave, btwn Ridge Blvd & Gibson Ave - Sarah A. Drennen & Alexander Walker - Requesting to Reduce the Min Road Frontage Requirements from 48 ft to 30 ft in RLD-60 (R.E. # 029375-0010) (Dist. 10-Pittman) (Corrigan) (LUZ) (PD Apv)  
**EX-PARTE**                     10/8/24 CO Introduced: LUZ  
**OPEN PH**                     10/15/24 LUZ Read 2nd & Rerefer  
**CLOSE PH**                    10/22/24 CO PH Read 2nd & Rerefer  
**MOVE**                         LUZ PH - 11/6/24  
**Applicant:**                 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24  
**Sarah Drennen &**  
**Alexander Walker**
- 39.**     [2024-0794](#)     ORD-Q Apv the Waiver of Min Required Road Frontage (Appl WRF-24-21) at 5392 Clifton Rd, btwn Magnolia Bluff Ave & Janelle Ln - Daniel Satoshi Ikeda & Courtney Marie Ikeda - Requesting to Reduce the Min Road Frontage Requirements from 144 ft to 105.32 ft for 2 Lots in RLD-90 (R.E. # 129395-0000) (Dist. 1-Amaro) (Nagbe) (LUZ) (GAB Deny) (PD Apv)  
**EX-PARTE**                     (Companion 2024-795)  
**OPEN PH**                     10/8/24 CO Introduced: LUZ  
**CLOSE PH**                    10/15/24 LUZ Read 2nd & Rerefer  
**MOVE**                         10/22/24 CO PH Read 2nd & Rerefer  
**Applicant:**                 LUZ PH - 11/6/24  
**Ronald Ardary**             Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24
- 40.**     [2024-0795](#)     ORD-Q Granting Administrative Deviation (Appl AD-24-67) at 5392 Clifton Rd, btwn Magnolia Bluff Ave & Janelle Ln - Daniel Satoshi Ikeda & Courtney Marie Ikeda - Requesting to Reduce the Required Min Lot Width from 180 ft to 105.3 ft for 2 Single-Family Dwellings in RLD-90 (R.E # 129395-0000) (Dist. 1-Amaro) (Nagbe) (LUZ) (GAB CPAC Deny) (PD Apv)  
**EX-PARTE**                     (Companion 2024-794)  
**OPEN PH**                     10/8/24 CO Introduced: LUZ  
**CLOSE PH**                    10/15/24 LUZ Read 2nd & Rerefer  
**MOVE**                         10/22/24 CO PH Read 2nd & Rerefer  
**Applicant:**                 LUZ PH - 11/6/24  
**Ronald Ardary**             Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/22/24

- 41.**     [2024-0819](#)  
**2ND READING**     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 1077 Odessa Dr N, btwn 1st St W & Commonwealth Ave - (1.00± Acre) - CGC to LI - PC Realty-Jax, LLC (R.E. # 048982-0000) (Appl # L-5968-24C) (Dist. 9-Clark-Murray) (Hinton) (LUZ)  
(Companions 2024-820 & 2024-821)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/26/24 & 12/10/24
- 42.**     [2024-0820](#)  
**2ND READING**     ORD-Q Rezoning at 1077 Odessa Dr N, btwn 1st St W & Commonwealth Ave - (1.00± Acre) - RLD-60 to IL - PC Realty-Jax, LLC (R.E. # 048982-0000) (Appl # L-5968-24C) (Dist. 9-Clark-Murray) (Read) (LUZ)  
(Companions 2024-819 & 2024-821)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/26/24 & 12/10/24
- 43.**     [2024-0821](#)  
**2ND READING**     ORD-Q Granting Administrative Deviation (Appl AD-24-71) at 1077 Odessa Dr N, btwn 1st St W & Commonwealth Ave - PC Realty-Jax, LLC - Requesting to Reduce the Area of Situational Compatibility Overlay Zone Buffer btwn a Proposed IL District from a RLD District from 150 ft to 15 ft (R.E. # 048982-0000) (Dist. 9-Clark-Murray) (Read) (LUZ)  
(Companions 2024-819 & 2024-820)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/26/24 & 12/10/24
- 44.**     [2024-0822](#)  
**2ND READING**     ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 0 Owens Rd, btwn Fair Pine Ln & Ranch Rd - (4.62± Acres) - LI to MDR - USA Express, Inc. (R.E. # 019336-0100) (Appl # L-5975-24C) (Dist. 8-Gaffney, Jr.) (Hinton) (LUZ)  
(Rezoning 2024-823)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/26/24 & 12/10/24

45. [2024-0823](#)  
**2ND READING**  
ORD-Q Rezoning at 0 Owens Rd, btwn Fair Pine Ln & Ranch Rd - (4.62± Acres) - IL to PUD, to Permit Residential Uses, as Described in the Owens Point PUD - USA Express, Inc. (R.E. # 019336-0100) (Appl # L-5975-24C) (Dist. 8-Gaffney, Jr.) (Cox) (LUZ)  
(Small-Scale 2024-822)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/26/24 & 12/10/24
46. [2024-0824](#)  
**2ND READING**  
ORD Adopting a Small-Scale Amendmnt to the FLUM Series of the 2045 Comp Plan at 5446 Old Middleburg Rd S, 5438 Old Middleburg Rd S, 5440 Old Middleburg Rd S, & 8944 103rd St, South of 103rd St & West of Old Middleburg Rd S - (7.38± Acres) - LDR & RPI to MDR - Kelly M. James & Gloria James & Dawn Motes & Kelly M. James as Co-Personal Representatives of the Estate of Regina Joan Darling James (R.E. # 015221-0010, 015224-0010, 015225-0010 & 015225-0200) (Appl # L-5979-24C) (Dist. 12-White) (Anderson) (LUZ)  
(Rezoning 2024-825)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/26/24 & 12/10/24
47. [2024-0825](#)  
**2ND READING**  
ORD-Q Rezoning at 5446 Old Middleburg Rd S, 5438 Old Middleburg Rd S, 5440 Old Middleburg Rd S, & 8944 103rd St, South of 103rd St & West of Old Middleburg Rd S - (7.38± Acres) - RR-Acre & CO to RMD-D - Kelly M. James & Gloria James & Dawn Motes & Kelly M. James as Co-Personal Representatives of the Estate of Regina Joan Darling James (R.E. # 015221-0010, 015224-0010, 015225-0010 & 015225-0200) (Appl # L-5979-24C) (Dist. 12-White) (Cox) (LUZ)  
(Small-Scale 2024-824)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/26/24 & 12/10/24

- 48.**     [2024-0826](#)  
**2ND READING**
- 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)  
(Rezoning 2024-827)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/26/24 & 12/10/24
- 49.**     [2024-0827](#)  
**2ND READING**
- 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)  
(Small-Scale 2024-826)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/26/24 & 12/10/24
- 50.**     [2024-0828](#)  
**2ND READING**
- ORD-Q Rezoning at 0 & 4920 San Pablo Rd S, at the SW Corner of the Intersection btwn J. Turner Butler Blvd & San Pablo Rd S - (29.77± Acres) - CO to PUD, to Permit Multi-Family Dwellings, Restaurants, Offices & Commercial Uses; as Described in the San Pablo Mixed-Use PUD - SP 1776, LLC (R.E. # 167766-0500 & 167766-0400) (Dist. 3-Lahnen) (Lewis) (LUZ)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/26/24
- 51.**     [2024-0829](#)  
**2ND READING**
- ORD-Q Rezoning at 0 Philips Hwy, btwn Wells Creek Pkwy & SR9B Expressway N - (31.20± Acres) - PUD (2022-854-E) to PUD, to Permit Residential & Commercial Uses, as Described in the Ellis Cove PUD - Tri Lake Investments, LLC (R.E. # 168090-0040) (Dist. 11-Arias) (Lewis) (LUZ)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/26/24

- 52.**     [2024-0830](#)  
**2ND READING**     ORD-Q Rezoning at 5570 118th St & 0, 6601, 6621, & 6627 Seaboard Ave, btwn 118th St, Seaboard Ave, Vista Verde St & Dor Mil Ct - (22.91± Acres) - RR-Acre to RLD-40 - Ronald Hartley & John M. Hamilton, Jr. (R.E. # 103511-1000, 103511-0100, 103512-0000, 103504-0000 & 103512-1000) (Dist. 14-Johnson) (Corrigan) (LUZ)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/26/24
- 53.**     [2024-0831](#)  
**2ND READING**     ORD-Q Rezoning at 1709, 1719 & 1739 Girvin Rd, btwn Mt. Pleasant Rd & Premium Rd - (2.68± Acres) - RR-Acre to RLD-70 - Chris Hionedes (R.E. # 160915-0000, 160916-0000 & 160918-0000) (Dist. 3-Lahnen) (Read) (LUZ)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/26/24
- 54.**     [2024-0832](#)  
**2ND READING**     ORD-Q Rezoning at 3625 Townsend Blvd, at the SE Corner of the Intersection of Townsend Blvd & Ft Caroline Rd - (1.39± Acres) - RMD-D to CN - Abdo Yazigi (R.E. # 111493-1000) (Dist. 1-Amaro) (Read) (LUZ)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 12/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/26/24
- 55.**     [2024-0833](#)  
**2ND READING**     ORD-Q Apv Zoning Exception (Appl E-24-53) at 1996 San Marco Blvd, btwn Balis Pl & Naldo Ave - Normandy Stratton, LLC - Requesting 1) an Establishment or Facility which Includes the Retail Sale & Svc of All Alcoholic Beverages Including Liquor, Beer or Wine for Both On-Premises & Off-Premises Consumption & 2) Permanent Outside Sale & Svc, Meeting the Performance Standards & Dev Criteria Set Forth in Pt 4 of Ch 656, Ord Code, for Project Q SM, LLC & Project Q Holdings, LLC d/b/a Electric Dough Pizza Co, in CCG-1 (R.E. # 081338-0000) (Dist. 5-J. Carlucci) (Corrigan) (LUZ)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 11/19/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/12/24

56. [2024-0834](#)  
2ND READING  
ORD-Q Apv Sign Waiver (Appl SW-24-08) at 1833 Atlantic Blvd, btwn Perry Pl & Farragut Pl - JND Holdings, LLC - Requesting to Reduce the Min Setback from 10 ft to 1 ft in CRO (R.E. # 081602-0000) (Dist. 5-J. Carlucci) (Nagbe) (LUZ)  
10/22/24 CO Introduced: LUZ  
LUZ PH - 11/19/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/12/24
57. [2024-0835](#)  
2ND READING  
ORD Adopt a Modification to the City's 2045 Comp Plan for the Purpose of Amend the Capital Improvement Element Schedule of Projs to Include the 301 Villages Water, Wastewater & Reuse Water Facilities & Updating the 2045 Mobility System Schedule of Projs within the Capital Improvements Element to Include Braddock Rd from Lem Turner Rd to Dunn Ave & Acree Rd Extension from New Kings Rd to Old Kings Rd as Mobility System Projs in the Corridor Mode to Mobility Zone 4 (Reingold) (Req of Mayor)  
10/22/24 CO Introduced: F, LUZ  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/12/24
58. [2024-0851](#)  
2ND READING  
ORD-MC Etab 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 Etab the Northeast Dev Review Brd & to Provide for the Brd's Organization, Membership, Powers & Duties; Amend Sec 656.101 (Definitions), Subpt A (Basic Provisions), Pt 1 (Definitions) & Section 656.1601 (Definitions), Pt 16 (Definitions), Ch 656 (Zoning Code), Ord Code, to Amend the Definition of "Commission"; Prov for Codification Instructions (Teal) (Introduced by CM Gay)  
10/22/24 CO Introduced: NCSPHS, R, LUZ  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/12/24

**NOTE: The next regular meeting will be held Tuesday November, 19, 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.**