

City of Jacksonville

117 W. Duval Street
Jacksonville, FL 32202



Agenda - Marked

Tuesday, July 18, 2023

5:00 PM

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

Land Use & Zoning Committee

Kevin Carrico, Chair

Reggie Gaffney, Jr., Vice Chair

Ken Amaro

Raul Arias

Joe Carlucci

Rory Diamond

Rahman Johnson

Legislative Assistant: Maritza Sanchez

Legislative Assistant: Barbara Ireland Hobson

Council Research: Colleen Hampsey

Office of General Counsel: Shannon Eller

Office of General Counsel: Mary Staffopoulos, Deputy

Planning Dept.: Folks Huxford

Planning Dept.: Kristen Reed

Planning Dept.: Bruce Lewis

Meeting Convened:

Meeting Adjourned:

Attendance:

Item/File No.

Title History

1. [2022-0393](#) ORD-Q Rezoning at 5711 Richard St, btwn Richard St & Cagle Rd - (1.01± Acres) – CCG-1 to PUD; to Permit Commercial Uses, as Described in the 5711 Richard St PUD – Southside Euro LLC - (R.E. # 153067-0100) (Dist. 5–J. Carlucci) (Lewis) (LUZ)
5/24/22 CO Introduced: LUZ
6/7/22 LUZ Read 2nd & Rerefer
6/14/22 CO Read 2nd & Rerefer: LUZ
6/28/22 CO PH Only
LUZ PH – 7/19/22, 8/2/22, 8/16/22, 9/20/22, 10/18/22, 11/15/22, 12/6/22, 1/4/23, 2/7/23, 2/22/23, 3/22/23, 4/18/23, 5/2/23, 5/17/23, 6/21/23, 7/18/23
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601- 6/28/22
- OPEN PH**
CONT PH
8/1/23
- NO PD/PC**
REPORTS
- Applicant:**
Cyndy Trimmer
2. [2022-0888](#) 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
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
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
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
- OPEN PH**
CONT PH
8/1/23
- NO PD/PC**
REPORTS
- Applicant:**
Steve Diebenow

3. [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
8/1/23
- NO PD/PC**
REPORTS
- 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
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
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

4. [2023-0005](#) ORD-Q Rezoning at 4046, 4048 & 4112 Livingston Rd, & 0 & 4094 Hardy Dr, btwn Old St Augustine Rd & Pine Acres Rd - (11.49± Acres) - RLD-60 to PUD; to Permit Up To 100 Townhomes with Associated Recreational Uses, as Described in the Livingston Road PUD - Mandarin Christian Church (of Jacksonville, Florida), Inc. (R.E. # 155760-0000, 155768-0000, 155768-0010, 156305-0010 & 156307-0000) (Appl # L-5777-22C) (Dist. 6-Boylan) (Lewis) (LUZ) (PD & PC Amd/Apv)
OPEN PH
CONT PH
8/1/23
 (At request of applicant)
 Applicant:
T.R. Hainline
 1/10/23 CO Introduced: LUZ
 1/18/23 LUZ Read 2nd & Rerefer
 1/24/23 CO Read 2nd & Rerefer
 2/14/23 CO PH Addnt'l 2/28/23
 2/28/23 CO PH Cont'd 3/28/23
 3/28/23 CO PH Cont'd 4/25/23
 4/25/23 CO PH Cont'd 5/9/23
 5/9/23 CO PH Cont'd 6/13/23
 6/13/23 CO PH Only
 LUZ PH - 2/22/23, 3/22/23, 4/18/23, 5/2/23, 6/6/23, 6/21/23, 7/18/23
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601- 2/14/23 & 2/28/23, 3/28/23, 4/25/23, 5/9/23, 6/13/23
5. [2023-0152](#) ORD-MC Amend Sec 650.105 (Definitions), Pt 1 (General Provisions), Ch 650 (Comprehensive Planning for Future Development), Ord Code, Sec 656.704 (Nonconforming Lots of Record - Residential), Pt 7 (Nonconforming Lots, Uses & Structures), & Sec 656.1601 (Definitions), Pt 16 (Definitions), Ch 656 (Zoning Code), Ord Code, to Clarify the Definition of a "Lot of Record", to Define "Infill Lot", & to Address Dev of Infill Lots in Residential Zoning Dists (Staffopoulos) (Introduced by CM Diamond) (Co-Sponsor CM Freeman)
OPEN PH
CONT PH
8/1/23
NO PD/PC
REPORTS
 2/28/23 CO Introduced: LUZ
 3/7/23 LUZ Read 2nd & Rerefer
 3/14/23 CO Read 2nd & Rerefer
 3/28/23 CO PH Addn'tl 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
 LUZ PH - 4/4/23, 5/2/23, 5/17/23, 6/6/23, 6/21/23, 7/18/23
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 3/28/23 & 4/11/23, 5/9/23, 5/23/23, 6/13/23, 6/27/23, 7/25/23

6. [2023-0164](#) ORD Adopting a Small-Scale Amendmnt to the FLUM 2030 Comp Plan at 8385 Ramona Blvd, btwn Hammond Blvd & Estates Cove Rd - (R.E. # 007142-0000) (2.16± Acres) - NC to LI - Randall W. Kerr (Appl # L-5776-22C) (Dist. 12-White) (Hinton) (LUZ) (PD Deny) (Rezoning 2023-165)
- OPEN PH** 3/14/23 CO Introduced: LUZ
CONT PH 3/22/23 LUZ Read 2nd & Rerefer
8/1/23 3/28/23 CO Read 2nd & Rerefer
- NO PC** 4/11/23 CO PH Addn'tl 4/25/23
REPORT 4/25/23 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
- Applicant:** LUZ PH - 4/18/23, 5/2/23, 5/17/23, 6/6/23, 6/21/23, 7/18/23
Chris Hagan Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 4/11/23 & 4/25/23, 5/9/23, 5/23/23, 6/13/23, 6/27/23, 7/25/23
7. [2023-0165](#) ORD-Q Rezoning at 8385 Ramona Blvd, btwn Hammond Blvd & Estates Cove Rd - (2.16± Acres) - CN to IL - Randall W. Kerr (R.E. # 007142-0000) (Appl # L-5776-22C) (Dist. 12-White) (Cox) (LUZ) (PD Deny) (Small Scale 2023-164)
- OPEN PH** 3/14/23 CO Introduced: LUZ
CONT PH 3/22/23 LUZ Read 2nd & Rerefer
8/1/23 3/28/23 CO Read 2nd & Rerefer
- NO PC** 4/11/23 CO PH Addn'tl 4/25/23
REPORT 4/25/23 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
- Applicant:** LUZ PH - 4/18/23, 5/2/23, 5/17/23, 6/6/23, 6/21/23, 7/18/23
Chris Hagan Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23 & 4/25/23, 5/9/23, 5/23/23, 6/13/23, 6/27/23, 7/25/23

8. [2023-0231](#) ORD-Q Rezoning at 2563 County Dock Rd, & 2573 & 2629 Loretto Rd, btwn Loretto Rd & County Dock Rd - (10.34± Acres) - RR-Acre to RLD-70 - RCBF Properties, LLC (R.E. # 105634-0010, 105634-0050 & 105635-0005) (Dist. 6 - Boylan) (Williams) (LUZ) (SE CPAC Deny)
OPEN PH 4/11/23 CO Introduced: LUZ
CONT PH 4/18/23 LUZ Read 2nd & Rerefer
8/1/23 4/25/23 CO Read 2nd & Rerefer
NO PD/PC 5/9/23 CO PH Only
REPORTS LUZ PH - 5/17/23, 6/6/23, 6/21/23, 7/18/23
Applicant: Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 5/9/23
Cyndy Trimmer
9. [2023-0257](#) 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 Garden St, btwn Paxton Rd & Imeson Rd - (101.87± Acres) - AGR-III to LI - Edward Elias & Rima Elias (R.E. # 003999-0800) (Appl # L-5803-23A) (Dist. 12-White) (Hinton) (LUZ)
OPEN PH 4/25/23 CO Introduced: LUZ
CONT PH 5/2/23 LUZ Read 2nd & Rerefer
8/1/23 5/9/23 CO Read 2nd & Rerefer
NO PD/PC 5/23/23 CO PH Addn'tl 6/13/23
REPORTS 6/13/23 CO PH Cont'd 6/27/23
Applicant: 6/27/23 CO PH Cont'd 7/25/23
Jason Gabriel LUZ PH - 6/6/23, 6/21/23, 7/18/23
Public Hearing Pursuant to Sec 163.3184 (3), F.S. & Ch 650, Pt 4, Ord Code - 5/23/23 & 6/13/23, 6/27/23, 7/25/23
10. [2023-0296](#) ORD-Q Rezoning at 0 Soutel Dr, btwn New Kings Rd & Dostie Dr S - (0.09± Acres) - CO to CCG-2 - Abdul Raziq Jalili (R.E. # 041735-0100 (Portion)) (Dist. 10-Pittman) (Cox) (LUZ)
OPEN PH 5/9/23 CO Introduced: LUZ
CONT PH 5/17/23 LUZ Read 2nd & Rerefer
8/1/23 5/23/23 CO Read 2nd & Rerefer
NO PD/PC 6/13/23 CO PH Only
REPORTS LUZ PH - 6/21/23, 7/18/23
Applicant: Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/13/23
Noodah Jalili

11. [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)
- OPEN PH**
CLOSE PH
- MOVE**
(LUZ) (PD & PC Apv)
(Rezoning 2023-326)
- Applicant:** 5/23/23 CO Introduced: LUZ
Paul Harden 6/6/23 LUZ Read 2nd & Rerefer
6/13/23 CO Read 2nd & Rerefer
6/27/23 CO PH Addn'tl 7/25/23
LUZ PH - 7/18/23
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 6/27/23 & 7/25/23
12. [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)
- EX-PARTE**
OPEN PH
CLOSE PH
- AMEND**
MOVE
(w/Conditions)
- Applicant:** 5/23/23 CO Introduced: LUZ
Paul Harden 6/6/23 LUZ Read 2nd & Rerefer
6/13/23 CO Read 2nd & Rerefer
6/27/23 CO PH Addn'tl 7/25/23
LUZ PH - 7/18/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/27/23 & 7/25/23

PLANNING DEPARTMENT CONDITIONS:

1. An ADA compliant sidewalk shall be placed on the frontage of Brandy Branch Road for the entire parcel. The sidewalk shall meet Sec. 654.133 of the zoning code and connect to the existing sidewalk to the east.
2. A traffic study shall be provided at Civil Site Plan Review. Prior to the commencement of the traffic study, the traffic professional shall conduct a methodology meeting to determine the limits of the study. The methodology meeting shall include the Chief of the traffic Engineering Division, the Chief of the Transportation Planning Division, and the traffic reviewer from Development Services.

- 13.** [2023-0327](#) ORD-Q Rezoning at 1300 Hendricks Ave, btwn Nira St & Gary St - (3.45± Acres) - PUD (2017-136-E) to PUD, to Permit Mixed-Use Development, as Described in the 1300 Hendricks PUD - Chadbourne II MF LLC (R.E. # 080822-0100) (Dist. 5- J. Carlucci) (Corrigan) (LUZ)
5/23/23 CO Introduced: LUZ
6/6/23 LUZ Read 2nd & Rerefer
6/13/23 CO Read 2nd & Rerefer
6/27/23 PH Only
LUZ PH - 7/18/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/27/23
- OPEN PH**
CONT PH
8/1/23
- NO PD/PC**
REPORTS
- Applicant:**
Cyndy Trimmer
- 14.** [2023-0328](#) ORD-Q Rezoning at 0 Merrill Rd, btwn Merrill Rd & Westwick Ln - (43.34± Acres) - PBF-2 to RMD-A - Lakefront Church Property LLC (R.E. # 120735-0050) (Dist. 1-Amaro) (Fulton) (LUZ) (GAB CPAC Deny) (WRF 2023-329)
5/23/23 CO Introduced: LUZ
6/6/23 LUZ Read 2nd & Rerefer
6/13/23 CO Read 2nd & Rerefer
6/27/23 PH Only
LUZ PH - 7/18/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/27/23
- OPEN PH**
CONT PH
8/1/23
- NO PD/PC**
REPORTS
- Applicant:**
Patrick Krechowski
- 15.** [2023-0329](#) ORD-Q Apv the Waiver of Min Required Road Frontage (Appl WRF-23-07), at 0 Merrill Rd, btwn Merrill Rd & Westwick Ln - Lakefront Church Property LLC - Requesting to Reduce the Min Road Frontage Requirements from 64 ft to 0 ft in PBF-2 (R.E. # 120735-0050) (Dist. 1-Amaro) (Fulton) (LUZ) (GAB CPAC Deny) (Rezoning 2023-328)
5/23/23 CO Introduced: LUZ
6/6/23 LUZ Read 2nd & Rerefer
6/13/23 CO Read 2nd & Rerefer
6/21/23 LUZ Amend/Rerefer 6-0
6/27/23 CO Amend/Rerefer 18-0
LUZ PH - 7/18/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/27/23
- OPEN PH**
CONT PH
8/1/23
- NO PD/PC**
REPORTS
- Applicant:**
Patrick Krechowski

16. [2023-0330](#) ORD-Q Rezoning at 0 Lane Ave, btwn Lane Ave S & Old Middleburg Rd - (2.25± Acres) - RMD-D & CCG-1 to PBF-1 - COJ (R.E. # 011778-0005 (Portion)) (Dist. 9-Clark-Murray) (Fulton) (LUZ) (PD & PC Apv)
EX-PARTE 5/23/23 CO Introduced: LUZ
OPEN PH 6/6/23 LUZ Read 2nd & Rerefer
CLOSE PH 6/13/23 CO Read 2nd & Rerefer
MOVE 6/27/23 PH Only
 LUZ PH - 7/18/23
Applicant: Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/27/23
COJ
17. [2023-0331](#) ORD-Q Rezoning at 881 Golfair Blvd, 0 W Castlewood Dr, 4430 N Davis St & 0 Baywood St, btwn Golfair Blvd & W Castlewood Dr - (4.04± Acres) - CCG-1 to PBF-1 - COJ (R.E. # 031961-0000, 031962-0000, 032088-0000, 032092-0000 & 032093-0010) (Dist. 10-Pittman) (Williams) (LUZ) (PD & PC Apv)
EX-PARTE 5/23/23 CO Introduced: LUZ
OPEN PH 6/6/23 LUZ Read 2nd & Rerefer
CLOSE PH 6/13/23 CO Read 2nd & Rerefer
MOVE 6/27/23 PH Only
Applicant: LUZ PH - 7/18/23
COJ Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/27/23
18. [2023-0347](#) ORD-MC Amend Sec 656.306 (Medium Density Residential Category), Subpart B (Residential Use Categories & Zoning Districts), & Sec 656.311 (Residential-Professional-Institutional Category), Subpart C (Commercial Use Categories & Zoning Districts), Pt 3 (Schedule of District Regulations), Ch 656 (Zoning Code), Ord Code, to Add Detached Townhomes as a New Permitted Use; Amend Sec 656.604 (Number of Off-Street Parking Spaces Required), Subpart A (Off-Street Parking, On-Street Parking & Loading for Motor Vehicles), Pt 6 (Off-Street Parking, On-Street Parking & Loading Regulations), Ch 656 (Zoning Code), Ord Code, to Prov Parking Standards for Detached Townhomes; Prov for Codification Instructions (Eller) (Introduced by CM Diamond) (Co-Sponsor CM Freeman)
OPEN PH 5/23/23 CO Introduced: TEU, LUZ
CONT PH 6/6/23 TEU Read 2nd & Rerefer
8/1/23 6/6/23 LUZ Read 2nd & Rerefer
NO PD/PC 6/13/23 CO Read 2nd & Rerefer
REPORTS 6/27/23 CO PH Addn'tl 7/25/23
 LUZ PH - 7/18/23
 Public Hearing Pursuant to Ch 166.041(3)(c)(2)(b), F.S. & CR 3.601 - 6/27/23 & 7/25/23

19. [2023-0357](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 14801 & 14839 N Main St, btwn Bernard Rd & Lake Run Blvd - (7.08± Acres) - CGC & LDR to RPI - 17 Signature, LLC (R.E. # 108160-0000 & 108163-0000) (Appl #L-5804-23C) (Dist. 8-Gaffney, Jr) (Fogarty) (LUZ)
(Rezoning 2023-358)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code -7/25/23 & 8/8/23
20. [2023-0358](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD-Q Rezoning at 14801 & 14839 N Main St, btwn Bernard Rd & Lake Run Blvd - (7.08± Acres) - PUD (2008-144-E) to CRO - 17 Signature, LLC (R.E. # 108160-0000 & 108163-0000) (Appl # L-5804-23C) (Dist. 8-Gaffney, Jr.) (Corrigan) (LUZ)
(Small Scale 2023-357)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 7/25/23 & 8/8/23
21. [2023-0359](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 0, 10050, 10061, 10144 Noroad, 0 103rd St & 0 Connie Jean Rd, btwn 103rd St & Noroad - (37.86± Acres) - CGC, MDR & LDR to ROS - Noroad Development, LLC, Melvin R. Barbour & Vicky Barbour (R.E. # 012955-0010, 012956-0000, 012960-0000, 012961-0100, 012970-0100, 012971-0100 & 012974-0055) (Appl #L-5807-23C) (Dist. 12-White) (Parola) (LUZ)
(Rezoning 2023-360)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code -7/25/23 & 8/8/23

- 22.** [2023-0360](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD-Q Rezoning at 0, 10050, 10061, 10144 Noroad, 0 103rd St & 0 Connie Jean Rd, btwn 103rd St & Noroad - (37.86± Acres) - RR-Acre, RMD-A, CCG-2 & CN to ROS - Noroad Development, LLC, Melvin R. Barbour & Vicky Barbour (R.E. # 012955-0010, 012956-0000, 012960-0000, 012961-0100, 012970-0100, 012971-0100 & 012974-0055) (Appl # L-5807-23C) (Dist. 12-White) (Fulton) (LUZ)
(Small Scale 2023-359)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 7/25/23 & 8/8/23
- 23.** [2023-0361](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 10714 General Ave, btwn Center Ave & Blair Rd - (8.06± Acres) - LDR to LI - Equipmentsshare.com, Inc. (R.E. # 006719-0010) (Appl #L-5815-23C) (Dist. 12-White) (Salley) (LUZ)
(Rezoning 2023-362)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code -7/25/23 & 8/8/23
- 24.** [2023-0362](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD-Q Rezoning at 10714 General Ave, btwn Center Ave & Blair Rd - (4.67± Acres) - IBP to IL - Equipmentsshare.com, Inc. (R.E. # 006719-0010 (Portion)) (Appl # L-5815-23C) (Dist. 12-White) (Williams) (LUZ)
(Small Scale 2023-361)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 7/25/23 & 8/8/23

- 25.** [2023-0363](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 2270 Blanding Blvd, btwn Sunderland Rd & Birkenhead Rd - (0.39± Acres) - RPI to CGC - Fans and Stoves Antiques Mall, Inc. (R.E. # 095009-0000 (Portion)) (Appl #L-5817-23C) (Dist. 9-Clark-Murray) (Lukacovic) (LUZ) (Rezoning 2023-364)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code -7/25/23 & 8/8/23
- 26.** [2023-0364](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD-Q Rezoning at 2270 Blanding Blvd, btwn Sunderland Rd & Birkenhead Rd - (1.09± Acres) - CRO to CCG-1 - Fans and Stoves Antiques Mall, Inc. (R.E. # 095009-0000) (Appl # L-5817-23C) (Dist. 9-Clark-Murray) (Cox) (LUZ) (Small Scale 2023-363)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 7/25/23 & 8/8/23
- 27.** [2023-0365](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD-Q Rezoning at 2220, 2242 & 2246 Oak St, btwn Oak St & Riverside Ave - (0.89± Acres) - PUD (2016-55-E) to PUD, to Permit Commercial & Multi-Family Residential Uses, as Described in the Roost PUD - Saleebas-2216 Oak Street, LLC (R.E. # 090661-0000, 090662-0000 & 090663-0000) (Dist. 7-Peluso) (Lewis) (LUZ)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 7/25/23

- 28.** [2023-0366](#) ORD-Q Rezoning at 5726, 5735 & 5749 Monroe Smith Rd, btwn 103rd St & Parman Rd - (12.61± Acres) - RR-Acre & RMD-MH to RMD-A - Freedom Development Group, LLC - (R.E. # 015254-0100, 015255-0000 & 015341-0000 (Portion)) (Dist. 12-White) (Fulton) (LUZ)
DEFER
(PH Next Cycle 8/1/23)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 7/25/23
- 29.** [2023-0367](#) ORD-Q Rezoning at 0 Clydo Rd, 0 & 2546 Tabernacle Place S, btwn Clydo Rd & Tabernacle Place S - (7.54± Acres) - IBP to IL - Larsen Oaks LLC & Phoenix Property Investment Group, LLC (R.E. # 147279-0000, 147280-0010 & 147280-0025) (Dist. 5-J. Carlucci) (Nutt) (LUZ)
DEFER
(PH Next Cycle 8/1/23)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 7/25/23
- 30.** [2023-0368](#) ORD-Q Rezoning at 0 Merrill Rd, btwn Woolery Dr & I-295 - (4.00± Acres) - CO to CRO - SGRR LLC (R.E. # 120458-0000) (Dist. 1-Amaro) (Williams) (LUZ)
DEFER
(PH Next Cycle 8/1/23)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 7/25/23
- 31.** [2023-0369](#) ORD-Q Apv Sign Waiver (Appl SW-23-06), for Sign at 2063 Oak St, btwn Goodwin St & Oak St- Ohtulk, LLC - Requesting to Reduce the Min Setback from 25 ft to 2 ft & 10 ft to 2 ft - CRO (R.E. # 090689-0000) (Dist. 7-Peluso) (Lewis) (LUZ)
DEFER
(PH Next Cycle 8/1/23)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 7/25/23

- 32.** [2023-0374](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD-Q re Ch 307 (Historic Preservation & Protection), Ord Code; Desig the Residential Structure at 1217 Walnut St, btwn 2nd St E & 3rd St E, in the Springfield Historic Dist, as a Local Landmark - Artemis Management Company - Directing the Chief of Legislative Svcs to Notify the Applicant, the Propty Owner, & the Propty Appraiser of the Local Landmark Designation, & to Record the Local Landmark Designation in the Official Records of Duval County; Directing the Zoning Administrator to Enter the Local Landmark Designation on the Zoning Atlas (R.E. # 072630-0000) (Dist 7- Peluso) (Lopera) (Req of JHPC)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601- 7/25/23
- 33.** [2023-0375](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD-Q re Ch 307 (Historic Preservation & Protection), Ord Code; Desig the Church Building at 841 Franklin St, btwn Odessa St & Pippin St, as a Local Landmark - Mount Olive A.M.E. Church Trustees - Directing the Chief of Legislative Svcs to Notify the Applicant, the Propty Owner, & the Propty Appraiser of the Local Landmark Designation, & to Record the Local Landmark Designation in the Official Records of Duval County; Directing the Zoning Administrator to Enter the Local Landmark Designation on the Zoning Atlas (R.E. # 122578-0000) (Dist 7-Peluso) (Lopera) (Req of JHPC)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601- 7/25/23
- 34.** [2023-0387](#)
DEFER
(PH Next Cycle
8/1/23)
- ORD-MC Amend Sec 656.414 (Townhouses & Rowhouses), Subpart B (Miscellaneous Regulations), Pt 4 (Supplementary Regulation), CH 656 (Zoning Code), Ord Code, to Provide Min Lot Width & Min Side Yard Requirements for 2-Unit Townhouses & Rowhouses; Prov for Codification Instructions (Staffopoulos) (Req of Mayor)
6/13/23 CO Introduced: LUZ
6/21/23 LUZ Read 2nd & Rerefer
6/27/23 CO Read 2nd & Rerefer
LUZ PH - 8/1/23
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 7/25/23

- 35.** [2023-0390](#)
2ND READING
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 2516 & 2520 St. Johns Bluff Rd S, btwn Fraser Rd & Alden Rd - (2.28± Acres) - RPI to BP - 2516 SJB LLC & 2520 SJB LLC (R.E. # 163716-0000 & 163716-0500) (Appl #L-5809-23C) (Dist. 4-Carrico) (Lukacovic) (LUZ) (Rezoning 2023-391)
6/27/23 CO Introduced: LUZ
LUZ PH - 8/15/23
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 8/8/23 & 8/22/23
- 36.** [2023-0391](#)
2ND READING
- ORD-Q Rezoning at 2516 & 2520 St. Johns Bluff Rd S, btwn Fraser Rd & Alden Rd - (2.28± Acres) - CRO to PUD, to Permit Commercial, Office & Warehousing Uses, as Described in the St. Johns Bluff PUD - 2516 SJB LLC & 2520 SJB LLC (R.E. # 163716-0000 & 163716-0500) (Appl # L-5809-23C) (Dist. 4-Carrico) (Fulton) (LUZ) (Small Scale 2023-390)
6/27/23 CO Introduced: LUZ
LUZ PH - 8/15/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/8/23 & 8/22/23
- 37.** [2023-0392](#)
2ND READING
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 0, 2303, 2335 & 2402 Market St N, 0, 2305 & 2401 Hubbard St, 2245 & 2301 Main St N, 0 14th St E, 0 15th St E & 2336 Liberty St N, btwn Main St N & Liberty St N - (8.09± Acres) - LI & MDR to CGC - FOC JP Prop 1A, LLC, FOC JP Prop 2, LLC, FOC JP Prop 3, LLC, FOC JP Prop 4, LLC, FOC JP Prop 5, LLC, FOC JP Prop 6, LLC & FOC JP Prop 7, LLC (R.E. # 044910-0000, 044911-0000, 044912-0000, 044914-0000, 044922-0005, 044931-0000, 044932-0000, 044936-0000, 044938-0005, 044941-0010, 044941-0060, 044942-0000 & 055295-0000) (Appl #L-5826-23C) (Dist. 7-Peluso) (Fogarty) (LUZ) (Rezoning 2023-393)
6/27/23 CO Introduced: LUZ
LUZ PH - 8/15/23
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 8/8/23 & 8/22/23

- 38.** [2023-0393](#)
2ND READING
- ORD-Q Rezoning at 0, 2303, 2335 & 2402 Market St N, 0, 2305 & 2401 Hubbard St, 2245 & 2301 Main St N, 0 14th St E, 0 15th St E & 2336 Liberty St N, btwn Main St N & Liberty St N - (8.09± Acres) - IBP, IL, RMD-B & PUD (2019-551-E) to PUD, to Permit Commercial, Multi-Family Residential, Light Industrial, & Indoor/Outdoor Recreational Uses, as Described in The Phoenix Arts + Innovation District PUD - FOC JP Prop 1A, LLC, FOC JP Prop 2, LLC, FOC JP Prop 3, LLC, FOC JP Prop 4, LLC, FOC JP Prop 5, LLC, FOC JP Prop 6, LLC & FOC JP Prop 7, LLC (R.E. # 044910-0000, 044911-0000, 044912-0000, 044914-0000, 044922-0005, 044931-0000, 044932-0000, 044936-0000, 044938-0005, 044941-0010, 044941-0060, 044942-0000 & 055295-0000) (Appl # L-5826-23C) (Dist. 7-Peluso) (Cox) (LUZ)
(Small Scale 2023-392)
6/27/23 CO Introduced: LUZ
LUZ PH - 8/15/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/8/23 & 8/22/23
- 39.** [2023-0394](#)
2ND READING
- ORD-Q Rezoning at 800 Lomax St, btwn Margaret St & Oak St - (0.39± Acres) - CCG-1 to PUD, to Permit Commercial Uses, as Described in the 800 Lomax PUD - 800 Lomax LLC (R.E. # 090322-0000) (Dist.7-Peluso) (Cox) (LUZ)
6/27/23 CO Introduced: LUZ
LUZ PH - 8/15/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/8/23
- 40.** [2023-0395](#)
2ND READING
- ORD-Q Rezoning at 13525 W Beaver St, btwn Otis Rd & Winn Dixie Pkwy - (16.72± Acres) - CCG-1 to PUD, to Permit Commercial Uses, as Described in the Beaver St Business Park PUD - Carlos R. Menendez & Shirla R. Menendez (R.E. # 001735-0060 (Portion)) (Dist.12-White) (Lewis) (LUZ)
6/27/23 CO Introduced: LUZ
LUZ PH - 8/15/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/8/23
- 41.** [2023-0396](#)
2ND READING
- ORD-Q Rezoning at 0 Junia St, btwn Sycamore St & Palmetto St - (16.66± Acres) - RR-Acre to RLD-50 - Junia Lakes, LLC (R.E. # 002777-0100) (Dist.8-Gaffney, Jr.) (Fulton) (LUZ)
6/27/23 CO Introduced: LUZ
LUZ PH - 8/15/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/8/23

42. [2023-0397](#)
2ND READING
ORD-Q Rezoning at 0, 3025, 3101 & 3111 Percy Rd, btwn Percy Creek Dr & Willard Ln - (46.67± Acres) - RR-Acre & AGR to RLD-40 - Larry C. Harrold & Joan Harrold, Trustees Under the Harrold Living Trust, Dated 11/29/05, Andrew C. Harrold, Paul D. George, Christie L. George & Nora J. Miller (R.E. # 019453-0002, 019453-0200, 019458-0000 (Portion), 019459-0000 (Portion), 019462-0002 & 019535-0100) (Dist.8-Gaffney, Jr.) (Williams) (LUZ)
6/27/23 CO Introduced: LUZ
LUZ PH - 8/15/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/8/23
43. [2023-0398](#)
2ND READING
ORD-Q Rezoning at 0 103rd St, btwn Kinkaid Rd & Ken Rd - (0.84± Acres) - CCG-2 to CCG-1 - Richard Neighbors (R.E. # 013792-0000) (Dist. 9-Clark-Murray) (Nutt) (LUZ)
6/27/23 CO Introduced: LUZ
LUZ PH - 8/15/23
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/8/23
44. [2023-0399](#)
2ND READING
ORD-MC Amend Sec 30.203 (Conduct of Business), Pt 2 (Planning Commission), Ch 30 (Planning & Dev Dept), Ord Code, to Prov for Concurrence of 4 Members of the Planning Commission for a Report or Recommendation by the Planning Commission; Prov for Codification Instructions (Eller) (Introduced by CM Carrico)
6/27/23 CO Introduced: R, LUZ
7/17/23 R Read 2nd & Rerefer
LUZ PH - 8/15/23
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601- 8/8/23

NOTE: The next regular meeting will be held Tuesday, August 1, 2023.

*******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.