

# City of Jacksonville

117 W. Duval Street  
Jacksonville, FL 32202



## Agenda - Marked

**Tuesday, November 21, 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 - Excused Absence*

*Rahman Johnson*

*Legislative Assistant: Maritza Sanchez*

*Legislative Assistant: Steven Libby*

*Council Research: Colleen Hampsey*

*Office of General Counsel: Mary Staffopoulos, Deputy*

*Planning Dept.: Kristen Reed*

*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

1/3/24

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 | 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

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

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

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**  
**1/3/24**  
**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 | 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  
 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  
 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
3. [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)  
**DEFER**  
**(Previously continued to 12/5/23)**  
**Applicant:**  
**Cyndy Trimmer**
- 4/11/23 CO Introduced: LUZ  
 4/18/23 LUZ Read 2nd & Rerefer  
 4/25/23 CO Read 2nd & Rerefer  
 5/9/23 CO PH Only  
 LUZ PH - 5/17/23, 6/6/23, 6/21/23, 7/18/23, 8/1/23, 9/6/23, 9/19/23, 10/3/23,  
 11/7/23, 12/5/23  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 5/9/23

4. [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) (PD Apv) (PC Deny)
- OPEN PH**  
**CONT PH**  
**1/17/24**
- Applicant:**  
**Jason Gabriel**
- 4/25/23 CO Introduced: LUZ  
5/2/23 LUZ Read 2nd & Rerefer  
5/9/23 CO Read 2nd & Rerefer  
5/23/23 CO PH Addn'tl 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 10/24/23 | 10/24/23 CO PH Cont'd 11/28/23  
LUZ PH - 6/6/23, 6/21/23, 7/18/23, 8/1/23, 8/15/23, 9/6/23, 10/17/23, 11/21/23  
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, 8/8/23, 8/22/23, 9/12/23, 10/24/23, 11/28/23
5. [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) (Rezoning 2023-326)
- DEFER**
- (Previously continued to 12/5/23)**
- 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  
LUZ PH - 7/18/23, 8/1/23, 8/15/23, 9/6/23, 10/3/23, 11/7/23, 12/5/23  
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

6. [2023-0326](#)  
**DEFER**  
 (Previously continued to 12/5/23)  
**Applicant:**  
**Paul Harden**
- 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) (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  
 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  
 LUZ PH - 7/18/23, 8/1/23, 8/15/23, 9/6/23, 10/3/23, 11/7/23, 12/5/23  
 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
7. [2023-0328](#)  
**DEFER**  
 (Previously continued to 12/5/23)  
**Applicant:**  
**Patrick Krechowski**
- 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, 8/1/23, 8/15/23, 9/6/23, 9/19/23, 10/17/23, 11/7/23, 12/5/23  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/27/23

8. [2023-0329](#)  
**DEFER**  
 (Previously continued to 12/5/23)  
**Applicant:**  
**Patrick Krechowski**
- 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) (PD Apv)  
 (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  
 8/8/23 CO PH Only  
 LUZ PH - 7/18/23, 8/1/23, & 8/15/23, 9/6/23, 9/19/23, 10/17/23, 11/7/23, 12/5/23  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 6/27/23, & 8/8/23
9. [2023-0407](#)  
**OPEN PH**  
**CONT PH**  
 1/3/24  
**NO PD/PC**  
**REPORTS**  
**Applicant:**  
**Cyndy Trimmer**
- 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, Including a Revision to the Development Areas Map at 0 Yellow Water Road, btwn Bell Estates Rd & Yellow Water Lane - (37.33± Acres) - AGR in the Rural Dev Area to LDR in the Suburban Dev Area- John Benton, as Trustee of the Yellow Water Land Trust Under the Provisions of a Trust Agrmt Dated 6/10/95 (R.E. # 002272-0030) (Appl # L-5717-22A) (Dist. 12-White) (Parola) (LUZ)  
 07/25/23 CO Introduced: LUZ  
 8/1/23 LUZ Read 2nd & Rerefer  
 8/8/23 CO Read 2nd & Rerefer  
 8/22/23 CO PH Addn'tl 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  
 LUZ PH - 9/6/23, 9/19/23, 10/3/23, 10/17/23, 11/7/23, 11/21/23  
 Public Hearing Pursuant to Sec 163.3184 (3), F.S. & Ch 650, Pt 4, Ord Code - 8/22/23 & 9/12/23, 9/26/23, 10/10/23, 10/24/23, 11/14/23, 11/28/23

- 10.**     [2023-0415](#)  
**DEFER**  
**(Previously continued to 12/5/23)**  
**Applicant:**  
**Cyndy Trimmer**
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 911 Halsema Rd S, btwn Rosetta Rd & Turkey Rd - (29.06± Acres) - LDR to ROS - William M. Lloyd, III & Jenny L. Lloyd (R.E. # 001927-0004) (Appl #L-5819-23C) (Dist. 12-White) (Lukacovic) (LUZ)  
 (Rezoning 2023-416)  
 7/25/23 CO Introduced: LUZ  
 8/1/23 LUZ Read 2nd & Rerefer  
 8/8/23 CO Read 2nd & Rerefer  
 8/22/23 CO PH Addn'tl 9/12/23  
 9/12/23 CO PH Cont'd 9/26/23  
 9/26/23 CO PH Cont'd 10/24/23  
 10/24/23 CO PH Cont'd 11/14/23  
 11/14/23 CO PH Cont'd 12/12/23  
 LUZ PH - 9/6/23, 9/19/23, 10/17/23, 11/7/23, 12/5/23  
 Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 8/22/23 & 9/12/23, 9/26/23, 10/24/23, 11/14/23, 12/12/23
- 11.**     [2023-0416](#)  
**DEFER**  
**(Previously continued to 12/5/23)**  
**Applicant:**  
**Cyndy Trimmer**
- ORD-Q Rezoning at 911 Halsema Rd S, btwn Rosetta Rd & Turkey Rd - (29.06± Acres) - RLD-100A, RLD-90 & RR-Acre to PUD, to Permit Recreational Vehicle Park Uses, as Described in the Halsema Road PUD - William M. Lloyd, III & Jenny L. Lloyd (R.E. # 001927-0004) (Appl # L-5819-23C) (Dist. 12-White) (Lewis) (LUZ) (SW CPAC Deny)  
 (Small Scale 2023-415)  
 7/25/23 CO Introduced: LUZ  
 8/1/23 LUZ Read 2nd & Rerefer  
 8/8/23 CO Read 2nd & Rerefer  
 8/22/23 CO PH Addn'tl 9/12/23  
 9/12/23 CO PH Cont'd 9/26/23  
 9/26/23 CO PH Cont'd 10/24/23  
 10/24/23 CO PH Cont'd 11/14/23  
 11/14/23 CO PH Cont'd 12/12/23  
 LUZ PH - 9/6/23, 9/19/23, 10/17/23, 11/7/23, 12/5/23  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/22/23 & 9/12/23, 9/26/23, 10/24/23, 11/14/23, 12/12/23

- 12.**     [2023-0422](#)     ORD-Q Rezoning at 6242 Old Soutel Ct, btwn Soutel Dr & Picket Dr - (1.43± Acres) - PUD (2021-42-E) to PUD, to Permit Recreational Vehicle Parking Uses, as Described in the Camp Allen, LLC PUD - Camp Allen, LLC (R.E. # 030087-0000) (Dist. 10-Pittman) (Lewis) (LUZ)  
**DEFER**  
**(Previously continued to 12/5/23)**  
**Applicant:**  
**Gary Crumley**
- 7/25/23 CO Introduced: LUZ  
8/1/23 LUZ Read 2nd & Rerefer  
8/8/23 CO Read 2nd & Rerefer  
8/22/23 CO PH Only  
LUZ PH - 9/6/23, 10/17/23, 11/7/23, 12/5/23  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/22/23
- 13.**     [2023-0425](#)     ORD-Q Rezoning at 0 Dames Point Crossing Blvd, btwn Merrill Rd & Dames Point Crossing Blvd N - (0.52± Acres) - PUD (2003-192-E) to PUD, to Permit Commercial Retail Sales & Svcs & Warehousing Uses, as Described in the Dames Point Crossing Auto PUD - Autozim LLC (R.E. # 112897-1545) (Dist. 1-Amaro) (Cox) (LUZ)  
**OPEN PH**  
**CONT PH**  
**1/3/24**  
**NO PD/PC**  
**REPORTS**  
**Applicant:**  
**Charles Blumstein**
- 7/25/23 CO Introduced: LUZ  
8/1/23 LUZ Read 2nd & Rerefer  
8/8/23 CO Read 2nd & Rerefer  
8/22/23 CO PH Only  
LUZ PH - 9/6/23, 9/19/23, 10/17/23, 11/7/23, 11/21/23  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 8/22/23
- 14.**     [2023-0535](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 10939 Biscayne Blvd, btwn Mar Vic Ln & Yelford Cir - (0.97± Acres) - LDR to MDR - Dunn Avenue Holdings, LLC (R.E. # 044176-0050) (Appl # L-5831-23C) (Dist. 8-Gaffney, Jr.) (Fogarty) (LUZ) (PD & PC Apv) (Rezoning 2023-536)  
**DEFER**  
**(Previously continued to 12/5/23)**  
**Applicant:**  
**Wyman Duggan**
- 8/22/23 CO Introduced: LUZ  
9/6/23 LUZ Read 2nd & Rerefer  
9/12/23 CO Read 2nd & Rerefer  
9/26/23 CO PH Addn'tl 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 12/12/23  
LUZ PH - 10/3/23, 10/17/23, 11/7/23, 12/5/23  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 9/26/23 & 10/10/23, 10/24/23, 11/14/23, 12/12/23



15. [2023-0536](#)  
**DEFER**  
 (New PH  
 1/17/24)  
 (Item substituted  
 & rereferred)  
 Applicant:  
 Wyman Duggan
- ORD-Q Rezoning at 0 Dunn Ave & 10939 Biscayne Blvd, btwn Mar Vic Ln & Yelford Cir - (5.40± Acres) - RLD-100A to PUD, to Permit Multi-Family Residential Uses, as Described in the Biscayne Lofty Apartments PUD- Dunn Avenue Holdings, LLC (R.E. # 044155-0200 & 044176-0050) (Appl # L-5831-23C) (Dist. 8-Gaffney, Jr.) (Corrigan) (LUZ) (N CPAC Deny) (PD & PC Apv) (Ex Parte: CM Gaffney, Jr.)  
 (Small Scale 2023-535)  
 8/22/23 CO Introduced: LUZ  
 9/6/23 LUZ Read 2nd & Rerefer  
 9/12/23 CO Read 2nd & Rerefer  
 9/26/23 CO PH Addn'tl 10/10/23  
 10/10/23 CO PH Cont'd 10/24/23  
 10/24/23 CO PH Cont'd 11/14/23  
 11/7/23 LUZ PH Substitute/Rerefer 4-0  
 11/14/23 CO PH Substitute/Rerefer 14-0  
 LUZ PH - 10/3/23, 10/17/23, 11/7/23, & 1/17/24  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/26/23 & 10/10/23, 10/24/23, 11/14/23, & 1/9/24
16. [2023-0548](#)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**MOVE**  
 Applicant:  
 CoLab Cafe, LLC
- ORD-Q Apv Zoning Exception (Appl E-23-51), at 2695 Post St, btwn King St & Acosta St - Brewzstead LLC - 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 the CoLab Cafe Limited Liability Company, in CCG-1 (R.E. # 064199-0010) (Dist 7-Peluso) (Corrigan) (LUZ) (PD Apv)  
 (Companion 2023-549)  
 8/22/23 CO Introduced: LUZ  
 9/6/23 LUZ Read 2nd & Rerefer  
 9/12/23 CO Read 2nd & Rerefer  
 9/26/23 CO PH Only  
 LUZ PH - 10/3/23, 11/7/23, 11/21/23  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/26/23

17. [2023-0549](#) ORD-Q Apv the Waiver of Min Distance Requirements for Liquor License Location (Appl WLD-23-13), at 2695 Post St, btwn King St & Acosta St - Brewzstead LLC - Requesting to Reduce the Min Distance for a Liquor License Location from a Church or School from 1,500 ft to 900 ft for the CoLab Cafe Limited Liability Company, in CCG-1 (R.E. # 064199-0010) (Dist. 7-Peluso) (Corrigan) (LUZ) (PD Apv)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**MOVE**  
 (Companion 2023-548)  
 8/22/23 CO Introduced: LUZ  
 9/6/23 LUZ Read 2nd & Rerefer  
 9/12/23 CO Read 2nd & Rerefer  
 9/26/23 CO PH Only  
 10/3/23 LUZ PH Amend/Rerefer 6-0  
 10/10/23 CO Amend/Rerefer 16-0  
 11/14/23 CO PH Only  
 LUZ PH - 10/3/23 & 11/21/23  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 9/26/23 & 11/14/23
18. [2023-0599](#) ORD-Q Rezoning at 2360 Saint Johns Bluff Rd, btwn Alden Rd & Bradley Rd - (16.11± Acres) - PUD (1996-958-E) to PUD, to Permit Education Institution & Recreational Uses, as Described in the Cornerstone Classical Academy PUD - Cornerstone Classical Academy, Inc. (R.E. # 163755-0020) (Dist. 4-Carrico) (Corrigan) (LUZ) (PD & PC Amd/Apv)  
**OPEN PH**  
**CONT PH**  
**12/5/23**  
**Applicant:**  
**Kirt Anderson**  
 9/12/23 CO Introduced: LUZ  
 9/19/23 LUZ Read 2nd & Rerefer  
 9/26/23 CO Read 2nd & Rerefer  
 10/10/23 CO PH Only  
 LUZ PH - 10/17/23, 11/21/23  
 Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 10/10/23

19. [2023-0649](#) 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, Including a Revision to the Development Areas Map, at 0 Coconut Palm Pkwy, 0 J. Turner Butler Blvd, 0 Kiwi Palm Ct, 4950 20 Mile Rd N, 0 & 14931 Philips Hwy, 0 Rosewater Ln, 0 San Pablo Rd & 6586 San Pablo Rd S, btwn I-295 & the Duval County/St. Johns County Line - (11,047.38± Acres) - AGR in the Rural Dev Area to MU in the Suburban Dev Area Subj to FLUE Site Specific Policy 4.3.23- Adding FLUE Site Specific Policy 4.3.23- BJD Timberlands, LLC & Estuary, LLC (R.E. # 167752-0200, 167755-0020, 167763-0020, 167764-0010, 167764-1100, 167769-0015, 167774-0000, 167775-0010, 167778-0320, 167876-0020, 167877-0000, 167886-0000, 167887-0000, 168158-0000, 168159-0000, 168160-0000 & 168177-0120) (Appl # L-5861-23A) (Dist. 11-Arias) (Parola) (LUZ) (JWC Apv) (PD & PC Apv)  
9/26/23 CO Introduced: LUZ, JWC  
10/3/23 LUZ Read 2nd & Rerefer  
10/10/23 CO Read 2nd & Rerefer  
10/24/23 CO PH Addn'tl 11/14/23  
11/14/23 CO PH Cont'd 11/28/23  
LUZ PH - 11/7/23, 11/21/23  
Public Hearing Pursuant to Sec 163.3184 (3), F.S. & Ch 650, Pt 4, Ord Code -10/24/23 & 11/14/23, 11/28/23
20. [2023-0660](#) ORD-Q Rezoning at 0, 2700, 2835 & 2840 Stratton Rd, btwn Goble Rd & Stratton Rd - (31.56± Acres) - RLD-50 & PUD (2022-17-E) to PUD, to Permit Single-Family & Townhome Residential Uses, as Described in the Allier Residential PUD - Miller Landing LLC (R.E. # 012839-0030, 012860-0000, 012865-0110 & 012867-0000) (Dist. 12-White) (Cox) (LUZ) (PD & PC Amd/Apv) (Ex Parte: CMs Carrico & Johnson)  
9/26/23 CO Introduced: LUZ  
10/3/23 LUZ Read 2nd & Rerefer  
10/10/23 CO Read 2nd & Rerefer  
10/24/23 CO PH Only  
11/7/23 LUZ PH Amend/Approve (w/Conds) 5-0  
11/14/23 CO Rereferred to LUZ by CP per CR 3.203  
LUZ PH - 11/7/23, & 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/24/23
19. **OPEN PH**  
**CLOSE PH**  
**MOVE**  
**Applicant:**  
**Paul Harden**
20. **DEFER**  
**(Item rerefered)**  
**Applicant:**  
**Curtis Hart**

21. [2023-0661](#) ORD-Q Rezoning at 2152 & 2156 Mayport Rd, btwn Dutton Island Rd W & Fairway Villas Dr - (1.56± Acres) - PUD (2018-617-E) to PUD, to Permit Multi-Family Residential & Commercial Uses, as Described in the Bosco Enterprises, LLC PUD - Bosco Enterprises, LLC (R.E. # 169410-0000 & 164910-0010) (Dist. 13-Diamond) (Corrigan) (LUZ)  
**OPEN PH**  
**CONT PH**  
**1/3/24**  
**NO PD/PC**  
**REPORTS**  
**Applicant:**  
**William Pope**
- 9/26/23 CO Introduced: LUZ  
10/3/23 LUZ Read 2nd & Rerefer  
10/10/23 CO Read 2nd & Rerefer  
10/24/23 CO PH Only  
LUZ PH - 11/7/23, 11/21/23  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/24/23
22. [2023-0664](#) ORD-Q Apv Zoning Exception (Appl E-23-60), at 6178 Townsend Rd, btwn Blanding Blvd & Jammes Rd - Nader Khazaal - Requesting an Establishment or Facility Which Includes the Retail Sale of Beer or Wine for On-Premises Consumption, for Imperial Market Inc., in PUD (1999-807-E) (R.E. # 098923-0000) (Dist 14-Johnson) (Fulton) (LUZ) (PD Deny)  
**WITHDRAW**  
**(At request of applicant)**  
**Applicant:**  
**Brett Isaac**
- 9/26/23 CO Introduced: LUZ  
10/3/23 LUZ Read 2nd & Rerefer  
10/10/23 CO Read 2nd & Rerefer  
10/24/23 CO PH Only  
LUZ PH - 11/7/23, 11/21/23  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 10/24/23
23. [2023-0700](#) ORD-Q re Ch 307 (Historic Preservation & Protection), Ord Code; Desig the Residential Bldg Located at 3239 Dellwood Ave, btwn Owen Ave & Day Ave, as a Local Landmark - Artur Nistra & Jessica Rampton as Trustees of the Rampton & Nistra Living Trust; Directing the Chief of Legislative Svcs to Notify the Applicant, the Property Owner, & the Property 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. # 061026-0000) (Dist 7-Peluso) (Req of JHPC) (PD Apv)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**MOVE**
- 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 Only  
LUZ PH - 11/21/23  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601- 11/14/23

24. [2023-0701](#) ORD-Q re Ch 307 (Historic Preservation & Protection), Ord Code; Desig the Commercial Bldg Located at 930 N University Blvd, btwn Arlington Expwy & Los Santos Way, as a Local Landmark - TDC Jax, LLC; Directing the Chief of Legislative Svcs to Notify the Applicant, the Property Owner, & the Property 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. # 129300-0000) (Dist 1-Amaro) (Req of JHPC) (PD Apv)  
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 Only  
LUZ PH - 11/21/23  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601- 11/14/23
25. [2023-0702](#) ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 14255 Duval Rd, btwn Higate Rd & Duval Pl W - (2.56± Acres) - LDR to BP - MDH Jax, Inc. (R.E. # 019365-0000) (Appl # L-5855-23C) (Dist. 8-Gaffney, Jr.) (Hinton) (LUZ) (PD & PC Apv)  
(Rezoning 2023-703)  
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  
LUZ PH - 11/21/23  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/14/23 & 11/28/23
- 24.**     **2023-0701**  
**OPEN PH**  
**CONT PH**  
**12/5/23**
- 25.**     **2023-0702**  
**OPEN PH**  
**CLOSE PH**  
  
**MOVE**  
  
**Applicant:**  
**Fred Atwill**

26. [2023-0703](#) ORD-Q Rezoning at 14255 Duval Rd, btwn Higate Rd & Duval Pl W - (2.56± Acres) - RR-Acre to PUD, to Permit Industrial Uses, as Described in the 14255 Duval Road Office Warehouse PUD - MDH Jax, Inc. (R.E. # 019365-0000) (Appl # L-5855-23C) (Dist. 8-Gaffney, Jr.) (Corrigan) (LUZ) (N CPAC Deny)

**EX-PARTE**

**OPEN PH**

**CLOSE PH**

(PD & PC Amd/Apv)  
(Small Scale 2023-702)  
10/10/23 CO Introduced: LUZ

**AMEND**

**MOVE**

**(w/ Condition)**

10/17/23 LUZ Read 2nd & Rerefer  
10/24/23 CO Read 2nd & Rerefer  
11/14/23 CO PH Addn'tl 11/28/23  
LUZ PH - 11/21/23

**Applicant:**  
**Fred Atwill**

Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/14/23 & 11/28/23

**CONDITION:**

1. Any and all outside storage shall be permissible by Zoning Exception only. In addition, any outside use of vehicles in excess of one-ton capacity or any equipment, machinery, ditching machines, tractors, bulldozers or other heavy construction equipment shall be permissible by Zoning Exception only.

27. [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 BP - T20 Holdings LLC (R.E. # 130411-0110, 130411-0120 & 130411-0130) (Appl # L-5859-23C) (Dist. 5-J. Carlucci) (Roberts) (LUZ) (PD Deny) (PC Apv)

**OPEN PH**

**CLOSE PH**

**MOVE**

(Conflicting recommendations)

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  
LUZ PH - 11/21/23

**Applicant:**  
**Cyndy Trimmer**

Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/14/23 & 11/28/23

**28.**     [2023-0705](#)     ORD-Q Rezoning at 0 St. Augustine Rd, btwn St. Augustine Rd & Lorimier Rd  
**EX-PARTE**             - (0.45± Acres) - RLD-60 to IBP - T20 Holdings LLC (R.E. # 130411-0110,  
130411-0120 & 130411-0130) (Appl # L-5859-23C) (Dist. 5-J. Carlucci)  
**OPEN PH**             (Williams) (LUZ) (PD Deny) (PC Apv)  
**CLOSE PH**           (Companions 2023-704 & 2023-706)  
10/10/23 CO Introduced: LUZ  
**MOVE**                10/17/23 LUZ Read 2nd & Rerefer  
10/24/23 CO Read 2nd & Rerefer  
**(Conflicting**         11/14/23 CO PH Addn'tl 11/28/23  
**recommendations)**   LUZ PH - 11/21/23  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/14/23 & 11/28/23

**Applicant:**  
**Cyndy Trimmer**

**29.**     [2023-0706](#)     ORD-Q Granting Administrative Deviation (Appl # AD-23-84), at 0 St.  
Augustine Rd, btwn St. Augustine Rd & Lorimier Rd - T20 Holdings LLC -  
**EX-PARTE**             Requesting to: (1) Decrease the Min Number of Loading Spaces from 1 to 0, (2)  
Reduce the Perimeter Landscape Buffer btwn Vehicle Use Area & Abutting  
Property Along the South Boundary from 5 ft to 2 ft, (3) Decrease the Min  
Width of Driveway Access from St. Augustine Rd from 24 ft to 13 ft, & (4)  
Reduce the Uncomplimentary Land-Use Buffer Width from 10 ft to 5 ft Along  
the North Property Boundary from 10 ft to 5 ft Along the East Property  
Boundary & from 10 ft to 2 ft Along the South Property Boundary in RLD-60  
**(Conflicting**         (RE # 130411-0110, 130411-0120 & 130411-0130) (Dist. 5-J. Carlucci)  
**recommendations)**   (Williams) (LUZ) (PD Deny) (PC Apv)  
(Companions 2023-704 & 2023-705)  
10/10/23 CO Introduced: LUZ  
**MOVE**                10/17/23 LUZ Read 2nd & Rerefer  
10/24/23 CO Read 2nd & Rerefer  
11/14/23 CO PH Addn'tl 11/28/23  
LUZ PH - 11/21/23  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 11/14/23 & 11/28/23

**Applicant:**  
**Cyndy Trimmer**

- 30.**     [2023-0707](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 0 Atlantic Blvd, btwn Sutton Lakes Blvd & Kernan Blvd - (3.42± Acres) - LDR to CGC - Property Management Support, Inc., as Trustee of Atlantic North Land Trust, U/T/A Dated 8/13/08 (R.E. # 165263-8310) (Appl # L-5848-23C) (Dist. 3-Lahnen) (Fogarty) (LUZ) (PD & PC Apv) (Rezoning 2023-708)
- OPEN PH**  
**CLOSE PH**
- MOVE**
- Applicant:**  
**Blair Knighting**
- 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  
LUZ PH - 11/21/23  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/14/23 & 11/28/23
- 31.**     [2023-0708](#)     ORD-Q Rezoning at 0 Atlantic Blvd, btwn Sutton Lakes Blvd & Kernan Blvd - (3.42± Acres) - PUD (1994-704-652-E) & RR-Acre to CCG-1 - Property Management Support, Inc., as Trustee of Atlantic North Land Trust, U/T/A Dated 8/13/08 (R.E. # 165263-8310) (Appl # L-5848-23C) (Dist. 3-Lahnen) (Cox) (LUZ) (PD & PC Apv) (Small Scale 2023-707)
- EX-PARTE**
- OPEN PH**  
**CLOSE PH**
- MOVE**
- Applicant:**  
**Blair Knighting**
- 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  
LUZ PH - 11/21/23  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/14/23 & 11/28/23
- 32.**     [2023-0709](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 0 Halsema Rd S, btwn Cecil Commerce Center Pkwy & Chaffee Rd S - (1.00± Acres) - BP to RR - CTB3, LLC (R.E. # 001932-0010) (Appl # L-5852-23C) (Dist. 12-White) (Salley) (LUZ) (PD & PC Apv) (Rezoning 2023-710)
- OPEN PH**  
**CLOSE PH**
- MOVE**
- Applicant:**  
**Carter Keen**
- 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  
LUZ PH - 11/21/23  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 11/14/23 & 11/28/23



- 33.**     [2023-0710](#)     ORD-Q Rezoning at 0 Halsema Rd S, btwn Cecil Commerce Center Pkwy & Chaffee Rd S - (1.00± Acres) - PUD (2010-620-E) to RR-Acre - CTB3, LLC (R.E. # 001932-0010 (Portion)) (Appl # L-5852-23C) (Dist. 12-White) (Williams) (LUZ) (PD & PC Apv) (Small Scale 2023-709)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**MOVE**  
**Applicant:**  
**Carter Keen**  
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  
LUZ PH - 11/21/23  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/14/23 & 11/28/23
- 34.**     [2023-0711](#)     ORD-Q Apv Zoning Exception (Appl E-23-61), at 8635 Blanding Blvd, btwn Youngerman Cir & Argyle Forest Blvd - Orange Park, LLC - 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 Green Papaya of Orange Park Inc., D/B/A Green Papaya Thai & Sushi Cuisine, in CCG-1 (R.E. # 099094-0150) (Dist 14-Johnson) (Cox) (LUZ) (PD Apv)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**MOVE**  
**Applicant:**  
**Lawrence Yancy**  
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 Only  
LUZ PH - 11/21/23  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/14/23
- 35.**     [2023-0712](#)     ORD-Q Apv the Waiver of Min Required Road Frontage (Appl WRF-23-18), at 0 Dinsmore Dairy Rd, btwn Dunn Ave & Braddock Rd - Russell L. Rathfon & Theresa A. Rathfon - Requesting to Reduce the Min Road Frontage Requirements from 80 ft to 0 ft in RR-Acre (R.E. # 003796-1800) (Dist. 8-Gaffney, Jr.) (Lewis) (LUZ) (PD Apv)  
**EX-PARTE**  
**OPEN PH**  
**CLOSE PH**  
**MOVE**  
**Applicant:**  
**Callie Adcock**  
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 Only  
LUZ PH - 11/21/23  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/14/23

- 36.**     [2023-0713](#)     ORD-Q Apv the Waiver of Min Required Road Frontage (Appl WRF-23-19),  
**EX-PARTE**             at 12751 Shims Rd, btwn Scarwin Ln & Sapp Rd - Kerry William Penn -  
                           Requesting to Reduce the Min Road Frontage Requirements from 80 ft to 0 ft  
**OPEN PH**             in RR-Acre (R.E. # 106929-0110) (Dist. 2-Gay) (Cox) (LUZ) (PD Apv)  
**CLOSE PH**            10/10/23 CO Introduced: LUZ  
                           10/17/23 LUZ Read 2nd & Rerefer  
**MOVE**                10/24/23 CO Read 2nd & Rerefer  
                           11/14/23 CO PH Only  
**Applicant:**         LUZ PH - 11/21/23  
**Kerry Penn**           Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/14/23
- 37.**     [2023-0714](#)     ORD-Q Apv the Waiver of Min Required Road Frontage (Appl WRF-23-20),  
**EX-PARTE**             at 0 Spring Forest Ave, btwn Creetown Dr & Spring Forest Cir - James B.  
                           Osborne & Mary G. Osborne - Requesting to Reduce the Min Road Frontage  
**OPEN PH**             Requirements from 48 ft to 0 ft in RLD-60 (R.E. # 138675-0210) (Dist.  
**CLOSE PH**            4-Carrico) (Corrigan) (LUZ) (PD Apv)  
                           10/10/23 CO Introduced: LUZ  
**MOVE**                10/17/23 LUZ Read 2nd & Rerefer  
                           10/24/23 CO Read 2nd & Rerefer  
**Applicant:**         11/14/23 CO PH Only  
**Michael Atkins**     LUZ PH - 11/21/23  
                           Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 11/14/23
- 38.**     [2023-0744](#)     ORD Adopting a Large-Scale Amendmnt to the FLUM Series of the 2045  
**DEFER**                Comp Plan at 9412 Feagles Farm Rd, btwn Jones Rd & Imeson Rd - (221.06±  
**(PH 1/3/24)**           Acres) - LDR to CSV - Lennar Homes, LLC (R.E. # 003447-0000 (Portion))  
                           (Appl # L-5818-23A) (Dist. 12-White) (Hinton) (LUZ)  
                           (Rezoning 2023-745)  
                           10/24/23 CO Introduced: LUZ  
                           11/7/23 LUZ Read 2nd & Rerefer  
                           11/14/23 CO Read 2nd & Rerefer  
                           LUZ PH - 1/3/24  
                           Public Hearing Pursuant to Sec 163.3184 (3), F.S. & Ch 650, Pt 4, Ord Code  
                           -12/12/23 & 1/9/24

- 39.**     [2023-0745](#)     ORD-Q Rezoning at 9412 Feagles Farm Rd, btwn Jones Rd & Imeson Rd - (221.06± Acres) - PUD (2021-685-E) to CSV - Lennar Homes, LLC (R.E. # 003447-0000 (Portion)) (Appl # L-5818-23A) (Dist. 12-White) (Corrigan) (LUZ)  
**DEFER**  
**(PH 1/3/24)**  
(Large Scale 2023-744)  
10/24/23 CO Introduced: LUZ  
11/7/23 LUZ Read 2nd & Rerefer  
11/14/23 CO Read 2nd & Rerefer  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23 & 1/9/24
- 40.**     [2023-0746](#)     ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 7711 S Old Middleburg Rd, btwn Collins Rd & Old Middleburg Rd S - (2.10± Acres) - LDR to CGC - Vrihi Development LLC (R.E. # 016361-0074) (Appl # L-5853-23C) (Dist. 14-Johnson) (Fogarty) (LUZ)  
**DEFER**  
**(PH 1/3/24)**  
(Rezoning 2023-747)  
10/24/23 CO Introduced: LUZ  
11/7/23 LUZ Read 2nd & Rerefer  
11/14/23 CO Read 2nd & Rerefer  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 12/12/23 & 1/9/24
- 41.**     [2023-0747](#)     ORD-Q Rezoning at 7711 & 7715 S Old Middleburg Rd, btwn Collins Rd & Old Middleburg Rd S - (6.45± Acres) - RR-Acre & PUD (2021-168-E) to PUD, to Permit Commercial Uses, as Described in the Collins Plaza PUD - Vrihi Development LLC (R.E. # 016361-0058 & 016361-0074) (Appl # L-5853-23C) (Dist. 14-Johnson) (Cox) (LUZ)  
**DEFER**  
**(PH 1/3/24)**  
(Small Scale 2023-746)  
10/24/23 CO Introduced: LUZ  
11/7/23 LUZ Read 2nd & Rerefer  
11/14/23 CO Read 2nd & Rerefer  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23 & 1/9/24

- 42.**     [2023-0748](#)  
**DEFER**  
**(PH 1/3/24)**
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 0 W Pine Estates Rd, btwn Pine Estates Dr & Pine Estates Rd W - (1.25± Acres) - RPI to LDR - American Classic Homes, LLC (R.E. # 020533-0010) (Appl # L-5869-23C) (Dist. 8-Gaffney, Jr.) (Roberts) (LUZ)  
(Rezoning 2023-749)  
10/24/23 CO Introduced: LUZ  
11/7/23 LUZ Read 2nd & Rerefer  
11/14/23 CO Read 2nd & Rerefer  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 12/12/23 & 1/9/24
- 43.**     [2023-0749](#)  
**DEFER**  
**(PH 1/3/24)**
- ORD-Q Rezoning at 0 W Pine Estates Rd, btwn Pine Estates Dr & Pine Estates Rd W - (1.25± Acres) - CO to RLD-100B - American Classic Homes, LLC (R.E. # 020533-0010) (Appl # L-5869-23C) (Dist. 8-Gaffney, Jr.) (Fulton) (LUZ)  
(Small Scale 2023-748)  
10/24/23 CO Introduced: LUZ  
11/7/23 LUZ Read 2nd & Rerefer  
11/14/23 CO Read 2nd & Rerefer  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23 & 1/9/24
- 44.**     [2023-0750](#)  
**DEFER**  
**(PH 1/3/24)**
- ORD-Q Rezoning at 0 & 5634 Meakie Rd & 0, 5753, & 5767 Spring Park Rd, btwn Bowden Rd & Meakie Rd - (2.83± Acres) - CO & CCG-1 to CCG-2 - SJ Investments of Jacksonville, LLC & Sanford Tree Service Inc. (R.E. # 153099-0000, 153102-0000, 153103-0000, 153104-0000, 153107-0000 & 153108-0000) (Dist. 4-Carrico) (Nutt) (LUZ)  
10/24/23 CO Introduced: LUZ  
11/7/23 LUZ Read 2nd & Rerefer  
11/14/23 CO Read 2nd & Rerefer  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23

45. [2023-0751](#) ORD-Q Rezoning at 331 W Ashley St, btwn Ashley St W & Pearl St N - (0.58± Acres) - PUD (1996-393-455-E) to CCBD - Ocean Broad Ventures LLC (R.E. # 073938-0010) (Dist. 7-Peluso) (Fulton) (LUZ)  
**DEFER**  
**(PH 1/3/24)**  
10/24/23 CO Introduced: LUZ  
11/7/23 LUZ Read 2nd & Rerefer  
11/14/23 CO Read 2nd & Rerefer  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23
46. [2023-0752](#) ORD-Q Apv Zoning Exception (Appl E-23-71), at 11101 Old St. Augustine Rd, btwn Losco Rd & Old St. Augustine Rd - Losco Corners, L.L.C. - 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 Cantina Cinco De Mayo Mexican Grill Corp, in PUD (1993-241-361-E) (R.E. # 156418-0230) (Dist 6-Boylan) (Nutt) (LUZ)  
**DEFER**  
**(PH 1/3/24)**  
10/24/23 CO Introduced: LUZ  
11/7/23 LUZ Read 2nd & Rerefer  
11/14/23 CO Read 2nd & Rerefer  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23
47. [2023-0753](#) ORD-Q Apv the Waiver of Min Required Road Frontage (Appl WRF-23-22), at 10110 Fort George Rd, btwn Heckscher Dr & Palmetto Ave - Christopher Ray Martin, Jr. & Stephanie Schafer - Requesting to Reduce the Min Road Frontage Requirements from 80 ft to 60 ft in RR-Acre (R.E. # 169193-0020) (Dist. 2-Gay) (Lewis) (LUZ)  
**DEFER**  
**(PH 1/3/24)**  
(Companion 2023-754)  
10/24/23 CO Introduced: LUZ  
11/7/23 LUZ Read 2nd & Rerefer  
11/14/23 CO Read 2nd & Rerefer  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23

- 48.**     [2023-0754](#)  
**DEFER**  
**(PH 1/3/24)**
- ORD-Q Granting Administrative Deviation (Appl # AD-23-76), at 10110 Fort George Rd, btwn Heckscher Dr & Palmetto Ave - Christopher Ray Martin, Jr. & Stephanie Schafer - Requesting to Reduce the Min Lot Area from 43,560 sq ft to 11,463 sq ft & to Reduce the Min Lot Width from 100 ft to 60 ft in RR-Acre (R.E. # 169193-0020) (Dist. 2-Gay) (Lewis) (LUZ)  
(Companion 2023-753)  
10/24/23 CO Introduced: LUZ  
11/7/23 LUZ Read 2nd & Rerefer  
11/14/23 CO Read 2nd & Rerefer  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 12/12/23
- 49.**     [2023-0780](#)  
**2ND READING**
- ORD-MC to Readopt a Tech Amend to the FL Bldg Code; Incorporating Recitals; Amend Ch 321 (Adoption of Building Code), Sec 321.103 (Baby-Changing Table Requirements), Ord Code, to Consolidate All Changing Table Requirements & Update Terminology to Correspond With the FL Bldg Code Occupancy Classifications; Repealing Sec 321.103.1 (Changing Table Requirements), Ord Code; Estab Compliance With Sec 553.73(4)(b), F.S.; Including Fiscal Impact Statement Analysis; Readopting the Tech Amend to the 8th Edition of the FL Bldg Code; Auth Transmittal to the FL Bldg Commission; Req 1 Cycle Emergency Passage; Prov Severability Language; Prov Codification Instructions (Bowles) (Introduced by CM Carlucci) (Co-Sponsors CMs Freeman & Clark-Murray)  
11/14/23 CO Introduced: LUZ  
Public Hearing Pursuant to Ch 166 & Sec 553.73(4)(b)(1), F.S. & C.R. 3.601 - 11/28/23
- 50.**     [2023-0781](#)  
**2ND READING**
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 0 & 700 Palmetto St & 817 Oakley St, btwn E Union St & Arlington Expwy - (6.15± Acres) - MDR, LI & CGC to RC with FLUE Site Specific Policy 4.4.42 - Adopting a New Site Specific Policy 4.4.42 in the FLUE - Argos USA LLC, Successor by Merger to Argos Ready Mix LLC (R.E. # 130803-0000, 130810-0000 & 130817-0000) (Appl # L-5858-23C) (Dist. 7-Peluso) (Parola) (LUZ)  
(Rezoning 2023-782)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 12/12/23 & 1/9/24

- 51.**     [2023-0782](#)  
**2ND READING**
- ORD-Q Rezoning at 0 & 700 Palmetto St & 817 Oakley St, btwn E Union St & Arlington Expwy - (6.15± Acres) - RMD-A, IL & CCG-1 to PUD, to Permit Townhomes & Commercial & Multi-Family Residential Uses, as Described in the Palmetto Street Mixed Use PUD - Argos USA LLC, Successor by Merger to Argos Ready Mix LLC (R.E. # 130803-0000, 130810-0000 & 130817-0000) (Appl # L-5858-23C) (Dist. 7-Peluso) (Lewis) (LUZ)  
(Small Scale 2023-781)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23 & 1/9/24
- 52.**     [2023-0783](#)  
**2ND READING**
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 0 Yellow Water Rd, btwn Normandy Blvd & Yellow Water Rd - (2.34± Acres) - AGR to CGC - Class Investments Company, Inc. (R.E. # 002278-0055) (Appl # L-5873-23C) (Dist. 12-White) (Roberts) (LUZ)  
(Rezoning 2023-784)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 12/12/23 & 1/9/24
- 53.**     [2023-0784](#)  
**2ND READING**
- ORD-Q Rezoning at 0 Normandy Blvd & 0 Yellow Water Rd, btwn Normandy Blvd & Yellow Water Rd - (7.83± Acres) - CN & AGR to PUD, to Permit Commercial Uses, including Outdoor Storage/Parking of Recreational Vehicles & Boats, as Described in the Yellow Water at Normandy PUD - Class Investments Company, Inc. (R.E. # 002278-0005, 002278-0030 & 002278-0055) (Appl # L-5873-23C) (Dist. 12-White) (Nutt) (LUZ)  
(Small Scale 2023-783)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23 & 1/9/24

- 54.**     [2023-0785](#)  
**2ND READING**
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 6239 New Kings Rd, btwn Edgewood Ave W & Hema Rd - (3.69± Acres) - MDR & LDR to BP - Manna Provision Company, LLC, f/k/a Manna Provision Company (R.E. # 040555-0010 (Portion)) (Appl # L-5866-23C) (Dist. 10-Pittman) (Hinton) (LUZ)  
(Rezoning 2023-786)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 12/12/23 & 1/9/24
- 55.**     [2023-0786](#)  
**2ND READING**
- ORD-Q Rezoning at 6239 New Kings Rd, btwn Edgewood Ave W & Hema Rd - (3.69± Acres) - RMD-A & RLD-60 to IBP - Manna Provision Company, LLC, f/k/a Manna Provision Company (R.E. # 040555-0010 (Portion)) (Appl # L-5866-23C) (Dist. 10-Pittman) (Fulton) (LUZ)  
(Small Scale 2023-785)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23 & 1/9/24
- 56.**     [2023-0787](#)  
**2ND READING**
- ORD Adopting a Small-Scale Amendmnt to the FLUM 2045 Comp Plan at 8231 Messer Rd, btwn Johnson Terr & Garden St - (2.12± Acres) - AGR to RR - Earl Pearson, Jr., Dorothy Karen Thompson, Richard Chester Wright, Charles Michael Capps & Lee Jay Capps (R.E. # 002851-0010) (Appl # L-5874-23C) (Dist. 12-White) (Hinton) (LUZ)  
(Rezoning 2023-788)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Sec 163.3187, F.S. & Ch 650, Pt 4, Ord Code - 12/12/23 & 1/9/24
- 57.**     [2023-0788](#)  
**2ND READING**
- ORD-Q Rezoning at 8231 Messer Rd, btwn Johnson Terr & Garden St - (2.12± Acres) - AGR to RR-Acre - Earl Pearson, Jr., Dorothy Karen Thompson, Richard Chester Wright, Charles Michael Capps & Lee Jay Capps (R.E. # 002851-0010) (Appl # L-5874-23C) (Dist. 12-White) (Cox) (LUZ)  
(Small Scale 2023-787)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23 & 1/9/24



- 58.**     [2023-0789](#)  
**2ND READING**     ORD-Q Rezoning at 1839 Main St N, btwn Main St N & 8th St E - (1.19± Acres) - CCG-S to PUD, to Permit Commercial Uses, Including the Sale & Svc of all Alcoholic Beverages, Including Liquor, Beer & Wine, for On-Premises & Off-Premises Consumption on Property Located Less than 1,500 ft from Several Churches & Schools without the Requirement to Obtain a Waiver of Min Distance for a Liquor License Location Pursuant to Sec 656.805, Ord Code, as Described in the 1839 Main Street North PUD; Finding that there is Competent, Substantial Evidence in the Record to Support the Need for Relief from the Requirement for a Waiver of Min Distance for Liquor License Location - Up-Side Management Company, a/k/a Up-Side Management Construction Company (R.E. # 071815-0005) (Dist. 7-Peluso) (Fulton) (LUZ)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23
- 59.**     [2023-0790](#)  
**2ND READING**     ORD-Q Rezoning at 10562 Scott Mill Rd, btwn Chapman Oak Dr & Kirkwood Cove Ln - (3.27± Acres) - RLD-90 to PUD, to Permit a Marine Fire Station, as Described in the JFRD Station #68 PUD - COJ (R.E. # 158834-0000) (Dist. 6-Boylan) (Lewis) (LUZ)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23
- 60.**     [2023-0791](#)  
**2ND READING**     ORD-Q Rezoning at 4389 Philips Hwy, btwn Napoli Ct & Philips Hwy - (0.29± Acres) - CO to CCG-2 - Dallapy S. Theam & Valerie K. Theam (R.E. # 153033-0005 (Portion)) (Dist. 5-J. Carlucci) (Nutt) (LUZ)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23
- 61.**     [2023-0792](#)  
**2ND READING**     ORD-Q Apv Sign Waiver (Appl SW-23-10), for Sign at 12645 Salina Dr, btwn Josslyn Ln & Kernan Blvd S - Reunion Jacksonville RE, LLC - Requesting to Reduce the Min Setback from 10 ft to 7 ft & 8.5 in - PUD (2012-370-E) (R.E. # 167067-0435) (Dist. 3-Lahnen) (Lewis) (LUZ)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 12/12/23

62. [2023-0796](#)  
**2ND READING**
- ORD-Q re Ch 307 (Historic Preservation & Protection), Ord Code; Desig the Residential Bldg Located at 411 N Liberty St, btwn Duval St E & Church St E, as a Local Landmark - Duval Street Properties LLC; 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 (R.E. # 073629-0000) (Dist 7-Pesluso) (Req of JHPC)  
11/14/23 CO Introduced: LUZ  
LUZ PH - 1/3/24  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601- 12/12/23

**NOTE: The next regular meeting will be held Tuesday, December 5, 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.**