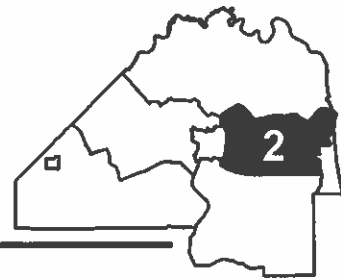


GREATER ARLINGTON/BEACHES
Citizens Planning Advisory Committee
Chair: Tim Keeley Vice Chair: Delmas "Dedee" Harper



October 15, 2024

To: Sean Kelly, Zoning Administrator

RE: Denial of 2024-0795 (AD-24-67) at 5392 Clifton Road (1229395-0000)

The Greater Arlington/ Beaches CPAC voted to deny LUZ application 2024-0795 (AD-24-67), an Administrative Deviation at 5392 Clifton Road to reduce the minimum lot width from 180 ft. to 105ft. for two single family homes for the following reason:

The proposed change provides absolutely no explanation as to how the developer will fit two single family homes on a lot designed to barely fit one home without additional zoning alterations. This lack of sufficient information leaves us with no choice but to deny this application.

It is the unanimous decision of the CPAC that this project is not in the best interest of the existing community or Jacksonville as a whole.

Sincerely,

A handwritten signature in cursive script that reads "Tim Keeley".

Tim Keeley, Chair
Greater Arlington/Beaches Citizens Planning Advisory Committee

RW

cc: Brett James, Director, Planning and Development Department
Erin Abney, Chief of Current Planning
Mary Staffopoulos, Attorney IV
Connor Corrigan, City Planner III
Patricia Sales, Planning Commission Support Specialist
Rosemary Wesolowski, Neighborhood Coordinator