

City of Jacksonville, Florida

Lenny Curry, Mayor

City Hall at St. James
117 W. Duval St.
Jacksonville, FL 32202
(904) 630-CITY
www.coj.net

August 3, 2021

The Honorable Samuel Newby, President
The Honorable Rory Diamond, LUZ Chair
And Members of the City Council
City Hall
117 West Duval Street
Jacksonville, Florida 32202

**RE: Planning Commission Advisory Report
Ordinance No.: 2021-340**

Dear Honorable Council President Newby, Honorable Council Member and LUZ Chairperson Diamond and Honorable Members of the City Council:

Pursuant to the provisions of Section 30.204 and Section 656.129, *Ordinance Code*, the Planning Commission respectfully offers this report for consideration by the Land Use and Zoning Committee.

Planning and Development Department Recommendation: **Approve**

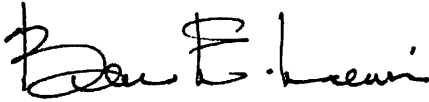
Planning Commission Recommendation: **Approve**

Planning Commission Commentary: There were no speakers in opposition and little discussion among the Commissioners.

Planning Commission Vote:	5-0
Joshua Garrison, Chair	Aye
Dawn Motes, Vice Chair	Absent
David Hacker, Secretary	Aye
Marshall Adkison	Aye
Daniel Blanchard	Absent (late arrival)
Ian Brown	Aye
Alex Moldovan	Absent
Jason Porter	Aye

If you have any questions or concerns, please do not hesitate to contact me at your convenience.

Sincerely,

A handwritten signature in black ink that reads "Bruce E. Lewis". The signature is written in a cursive style with a large initial "B" and "L".

Bruce E. Lewis
City Planner Supervisor – Current Planning Division
City of Jacksonville - Planning and Development Department
214 North Hogan Street, Suite 300
Jacksonville, FL 32202
(904) 255-7820
blewis@coj.net

REPORT OF THE PLANNING AND DEVELOPMENT DEPARTMENT FOR**APPLICATION FOR REZONING ORDINANCE 2021-0340 TO****PLANNED UNIT DEVELOPMENT****JULY 22, 2021**

The Planning and Development Department hereby forwards to the Planning Commission, Land Use and Zoning Committee and City Council its comments and recommendation regarding Application for Rezoning Ordinance **2021-0340** to Planned Unit Development.

Location: 5555 Radio Lane
Between Ellis Road South and Lasota Avenue

Real Estate Numbers: 067216-0000

Current Zoning District: Public Buildings and Facilities-2 (PBF-2)

Proposed Zoning District: Planned Unit Development (PUD)

Current Land Use Category: Public Buildings and Facilities (PBF)

Proposed Land Use Category: Low Density Residential (LDR)

Planning District: 4-Southwest

Applicant/Agent: Charles L. Mann
Mann-Pellicer, LLC
165 Arlington Road
Jacksonville, Florida 32211

Owner: Covenant Media, LLC
2360 St. Johns Bluff Road South #2
Jacksonville, Florida 32246

Staff Recommendation: **APPROVE**

GENERAL INFORMATION

Application for Planned Unit Development **2021-0340** seeks to rezone approximately 14.24± acres of land from Public Buildings and Facilities-2 (PBF-2) to Planned Unit Development (PUD). The rezoning is sought to allow for a maximum of 92 townhome units.

The need for the PUD stems from the current zoning district's restriction on multi-family dwellings and the need to reassure the community about the development density and product type. Therefore, the proposed PUD would allow for specialized lot requirements, clarification regarding landscaping, and the elimination of all other uses (e.g., churches, golf courses, and country clubs) generally permitted under RMD-TNH—the conventional zoning district alternative. The PUD will also allow the subject property to be developed with a maximum of 46 duplex structures—for a total of 92 individually platted fee-simple units. Each lot will contain a minimum 30 feet in width and 3,000 square feet of area.

There is also companion Large Scale Land Use Amendment L-5477-20A (**Ordinance 2021-0339**) that seeks to amend the land use on the property from Public Buildings and Facilities (PBF) to Low Density Residential (LDR), as the density of the project is less than seven units per acre.

Although this request comprises 14.24± acres of rezoning, an additional 4.33± acres of land should be considered via **Radio Lane II Residential PUD (Z-3579)**, which is another rezoning filed by the applicant for the contiguous development of 24 townhome units. Therefore, this application should be holistically reviewed in relation to the current rezoning request and the potential impact both parcels will have on surrounding land uses.

CRITERIA FOR REVIEW

Pursuant to the provisions of Section 656.125 of the Zoning Code, the Planning and Development Department, Planning Commission and City Council (including the appropriate committee) shall evaluate and consider the following criteria of an application for rezoning to Planned Unit Development.

STANDARDS, CRITERIA AND FINDINGS

Pursuant to the provisions of Section 656.131 (c) of the Zoning Code, the Planning Commission shall grant an exception only if it finds from a preponderance of the evidence that the exception meets, to the extent applicable, the following standards and criteria:

(A) Is the proposed zoning district consistent with the 2030 Comprehensive Plan?

Yes. In accordance with Section 656.129 Advisory recommendation on amendment of Zoning Code or rezoning of land of the Zoning Code, the Planning and Development Department finds that with the approval of companion Small Scale Land Use L-5477-20A (**Ordinance 2021-0339**), the subject property will be located in the Low Density Residential (LDR) functional land use category according to the Future Land Use Map series (FLUMs) adopted as part of the 2030 Comprehensive Plan.

The subject site is located on the east side of Ellis Road South, north side of Radio Lane and west side of Lasota Avenue. According to the City's Functional Highways Classification Map, Ellis Road South and Radio Lane are local roadways while Lasota Avenue is undeveloped and not an

open right-of-way. The property site is located within the PBF land use category and is proposed for a change on the future land use map to LDR.

PBF in the Urban Development Area is a broad land use category intended to accommodate major public use or community service activities. Activities that provide community service functions vary in character and locational need. A primary consideration in locating these uses is to ensure that each use will function as it is intended, as an important part of the urban service delivery system. LDR land use category in the Urban Development Area is a category intended to provide for low density residential development. Further, it is intended to promote neighborhoods in need of redevelopment and to provide a compact single-family development typology that is supportive of transit, neighborhood commercial uses and services. In these instances, the category provides a higher density than LDR in other Development Areas of the City. The application of this higher density should be supported by a neighborhood plan or study. LDR allows residential development at up to seven (7) dwelling units per acre. The subject site is not within any flood zone, wetland or Coastal High Hazard Area (CHHA).

Staff finds the proposed rezoning to be consistent with the FLUMs adopted as part of the 2030 Comprehensive Plan pursuant to Chapter 650 Comprehensive Planning for Future Development of the Zoning Code.

(B) Does the proposed rezoning further the goals, objectives and policies of the 2030 Comprehensive Plan?

This proposed rezoning to Planned Unit Development is consistent with the 2030 Comprehensive Plan, and furthers the following goals, objectives and policies contained herein, including:

Future Land Use Element (FLUE):

Policy 1.2.9

Require new development and redevelopment in the Central Business District, Urban Priority Area, Urban Area, and Suburban Area to be served by centralized wastewater collection and potable water distribution systems when centralized service is available to the site. New septic tanks in this area may be permitted only as interim facilities pursuant to the requirements of the Sanitary Sewer Sub-Element.

In reference to the attached JEA Availability Letter, 2021-2019, the proposed development shall connect to City water and sewer.

Objective 3.1

Continue to maintain adequate land designated for residential uses which can accommodate the projected population and provide safe, decent, sanitary and affordable housing opportunities for the citizens. Protect single-family residential neighborhoods by requiring that any other land uses within single-family areas meet all applicable requirements described in the Development Areas and the Plan Category Descriptions of the Operative Provisions of the 2030 Comprehensive Plan and Land Development Regulations.

The proposed rezoning at the subject site would directly address the projected growth in the immediate area by providing for a greater variety of housing options for local citizens.

Objective 6.3

The City shall accommodate growth in Jacksonville by encouraging and facilitating new development and redevelopment on vacant, bypassed and underutilized land within areas that already have infrastructure, utilities, and public facilities, while addressing the needs of City residents.

The proposed rezoning to a PUD would allow for residential infill on a traditionally vacant and underutilized parcel along Ellis Road South. The PUD will also allow for a greater variety of dwelling options—which directly addresses the housing needs of City residents.

(C) Does the proposed rezoning conflict with any portion of the City's land use Regulations?

The written description and the site plan of the intended development meets all portions of the City's land use regulations and furthers their intent by providing specific development standards.

Pursuant to the provisions of Section 656.341(d) of the Zoning Code, the Planning and Development Department, Planning Commission and City Council (including the appropriate committee) shall evaluate and consider the following criteria for rezoning to Planned Unit Development district:

(1) Consistency with the 2030 Comprehensive Plan

In accordance with Section 656.129 Advisory recommendation on amendment of Zoning Code or rezoning of land of the Zoning Code, the subject property is within the following functional land use category as identified in the Future Land Use Map series (FLUMs): Low Density Residential (LDR). There is a companion Application for Small-Scale Land Use Amendment to the Future Land Use Map Series L-5477-20A (**Ordinance 2021-0339**) that seeks to amend the land use from PBF to LDR. Nonetheless, Staff finds the proposed rezoning to Planned Unit Development is consistent with the 2030 Comprehensive Plan, and furthers the following goals, objectives and policies contained herein, as previously evaluated in Criteria (B).

(2) Consistency with the Concurrency Mobility and Management System

Pursuant to the provisions of Chapter 655 Concurrency and Mobility Management System of the Ordinance Code, the development will be required to comply with all appropriate requirements of the Concurrency and Mobility Management System (CMMSO) prior to development approvals.

(3) Allocation of residential land use

This proposed Planned Unit Development intends to utilize the subject parcels for a multi-family development. Moreover, this proposed development will not exceed the projected holding capacity reflected in Table L-20, Land Use Acreage Allocation Analysis For 2030 Comprehensive Plan's

Future Land Use Element, contained within the Future Land Use Element (FLUE) of the 2030 Comprehensive Plan.

(4) Internal compatibility

This proposed PUD is consistent with the internal compatibility factors with specific reference to the following:

The use and variety of building groupings: The subject property will be developed with a maximum of 46 duplex structures.

The form of ownership proposed for various uses: According to the Written Description dated May 3, 2021, the development standards are being sought so each townhome unit can be individually platted and sold under fee simple ownership.

The use of existing and proposed landscaping: The subject site will be developed in accordance with Part 12 of the Zoning Code and Article 25 of Charter of the City of Jacksonville. The applicant has also proposed the installation of a six (6) foot high, 80% opaque fence along all property boundaries.

The treatment of pedestrian ways: Pursuant to the provisions outlined in Chapter 654 Code of Subdivision Regulations and the 2030 Comprehensive Plan, the proposed development will provide bicycle and pedestrian connectivity.

Traffic and pedestrian circulation patterns: As demonstrated on the attached site plan, the proposed traffic circulation system will be serviced using Ellis Road South.

Park Street, from Lane Avenue to Lake Shore Boulevard is the directly accessed functionally classified roadway in the vicinity. Park Street is a 2-lane undivided collector in this vicinity, and is currently operating at 31.53% of capacity. This Park Street segment has a maximum daily capacity of 14,742 vpd and a 2019 daily traffic volume of 4,648 vpd.

This development is for 92 units of SQFT of ITE Code 210 Single Family, which would generate 868 vpd.

(5) External Compatibility

Based on the written description of the intended plan of development and site plan, the Planning and Development Department finds that external compatibility is achieved by the following:

The type, number and location of surrounding external uses: The proposed development is located along Greenland Chase Boulevard where single-family dwellings are the predominate use. Although being developed for multi-family use, the subject site will preserve the residential character of the area and offer a mixed housing product within the general vicinity.

Nonetheless, the adjacent uses, zoning and land use categories are as follows:

Adjacent Property	Land Use Category	Zoning District	Current Property Use
North	LDR	RLD-60	Single-Family Dwellings
South	PBF	PBF-2	School/Church
East	LDR	RLD-60	Vacant/Undeveloped Land
West	LDR	RLD-60	Single-Family Dwellings

(6) Intensity of Development

The proposed development will consistent with the proposed LDR functional land use category.

The availability and location of utility services and public facilities and services: The subject site will be serviced by JEA for city water and sewer—with existing water and force mains located along Ellis Road. Additionally, in a memo provided by JEA dated May 5, 2020, the proposed project design shall meet the JEA Design Standards in effect at the time of construction plan submittal in order to accommodate approximately 32,200 gpd.

School Capacity:

Based on the Development Standards for impact assessment, the 14.24± acre proposed PUD rezoning has a development potential of 92 multi-family units. The proposed development was analyzed in accordance with the adopted level of service standards (LOS) for school capacity as established in the Interlocal Agreement (ILA) and the Public Schools and Facilities Element. The ILA was entered into in coordination with the Duval County Public School System (DCPS) and the other municipalities within Duval County.

School concurrency LOS is the methodology used to analyze and to determine whether there is adequate school capacity for each school type (elementary, middle, and high school) to accommodate a proposed development. The LOS (105% of permanent capacity) is based on Concurrency Service Areas (CSAs), not the closest school in the area for elementary, middle and high schools, as well as on other standards set forth in the City of Jacksonville School Concurrency Ordinance.

In evaluating the proposed residential development for school concurrency, the following results were documented:

School Impact Analysis
PUD 2021-0340
Development Potential: 92 Townhome Units

School Type	CSA	2020-21 Enrollment/CSA	Current Utilization (%)	New Student/Development	5-Year Utilization (%)	Available Seats - CSA	Available Seats - Adjacent CSA 1 & 8 (Middle 1&7)
Elementary	2	5,804	71%	15	76%	2,231	8,736
Middle	2	2,812	74%	6	82%	84	1,145
High	2	3,201	82%	8	91%	670	1,107
Total New Students				29			

Total Student Generation Yield: 0.333

Elementary: 0.167

Middle: 0.073

High: 0.093

The analysis of the proposed residential development does not reveal any deficiency for school capacity within the CSA.

Public School Facilities Element

Policy 2.3.2

The City will coordinate with DCPS to establish plan review procedures to manage the timing of Future Land Use Map amendments and other land use decisions so that these decisions coordinate with adequate school capacity.

Policy 2.3.3

The City will take into consideration the DCPS comments and findings on the availability of adequate school capacity in the evaluation of comprehensive plan amendments, and other land use decisions as provided in Section 163.3177(6)(a), F.S. and development of regional impacts as provided in 1380.06, F.S

Objective 3.2

Adopted Level of Service (LOS) Standards

Through the implementation of its concurrency management systems and in coordination with the DCPS, the City shall ensure that the capacity of schools is sufficient to support new residential developments at the adopted level of service (LOS) standards within the period covered in the five-year schedule of capital improvements and the long-range planning period. These standards shall be consistent with the Interlocal Agreement agreed upon by the DCPS, the City and the other municipalities. Minor deviations to the LOS standards may occur, so long as they are limited, temporary and with scheduled capacity improvements, school capacity is maximized to the greatest extent feasible.

Policy 3.1.1

The LOS standards set forth herein shall be applied consistently for the purpose of implementing

school concurrency, including determining whether sufficient school capacity exists to accommodate a particular development application, and determining the financial feasibility of DCPS Five-Year Capital Facilities Plan and the City’s Capital Improvement Plan.

Supplemental School Information:

The following additional information regarding the capacity of the assigned neighborhood schools was provided by the Duval County School Board. This is not based on criteria utilized by the City of Jacksonville School Concurrency Ordinance.

SCHOOL	CONCURRENCY SERVICE AREA	STUDENTS GENERATED (Rounded)	SCHOOL CAPACITY (Permanent/ Portables)	CURRENT ENROLLMENT 20 Day Count (2020/21)	% OCCUPIED	4 YEAR PROJECTION
Hyde Grove K-2 #214	2	8	690	481	70%	89%
Hyde Park 3-5#77	2	7	541	240	44%	47%
Lake Shore MS #69	2	6	1328	1081	81%	77%
Robert E. Lee HS #33	2	8	1844	1682	91%	99%
		29				

- Does not include ESE & room exclusions
- Analysis based on a **maximum 92 dwelling units** – PUD 2021-0340

The access to and suitability of transportation arteries within the proposed PUD and existing external transportation system arteries: The proposed development will have ingress and egress along Ellis Road South. Moreover, the Traffic Engineer has reviewed the application for vehicle accessibility and traffic flow. No objections were raised.

The application was also reviewed by the Transportation Planning Division and the following comments were forwarded:

- This development is subject to mobility fee review.
- Pursuant to Policy 4.1.5 of the Transportation Element of the 2030 Comprehensive Plan, the applicant must provide for the convenient and safe access by and securing of bicycles on site. The bicycle parking must be consistent with the requirements outlined in Part 6 of the Zoning Code.

(7) Usable open spaces plazas, recreation areas.

The project will be developed with the required amount of open space in accordance with Section 656.420 of the Zoning Code and Policy 2.2.2 as applicable of the Recreation and Open Space Element of the 2030 Comprehensive Plan.

(8) Impact on wetlands

Review of a 2004 Florida Land Use and Cover Classification System map provided by the St. Johns River Water Management District did not identify the presence of any wetlands or flood zones on site.

(9) Listed species regulations

No wildlife survey was required as the project is less than the 50-acre threshold.

(10) Off-street parking including loading and unloading areas.

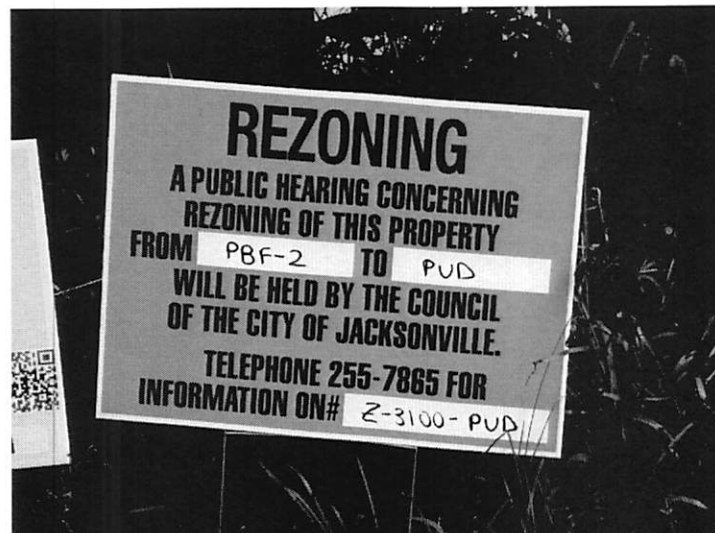
The off-street parking standards will developed in accordance with Part 6 of the Zoning Code.

(11) Sidewalks, trails, and bikeways

The project shall contain a pedestrian system that meets the 2030 Comprehensive Plan.

SUPPLEMENTARY INFORMATION

Upon visual inspection of the subject property on **July 15, 2021** by the Planning and Development Department, the Notice of Public Hearing signs were posted.



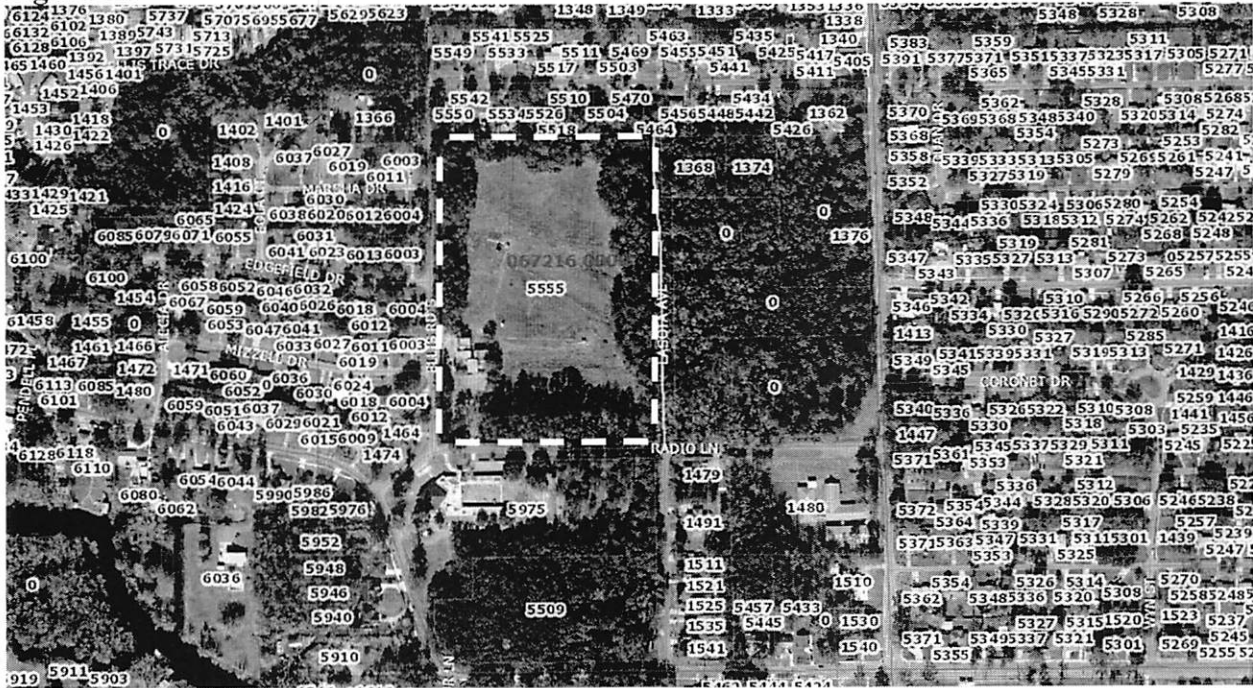
RECOMMENDATION

Based on the foregoing, it is the recommendation of the Planning and Development Department that Application for Rezoning Ordinance 2021-0340 be **APPROVED with the following exhibits:**

- The original legal description dated May 3, 2021**
- The original written description dated May 3, 2021**
- The original site plan dated April 13, 2021**

Based on the foregoing, it is the recommendation of the Planning and Development Department that the application for Rezoning 2021-0340 be **APPROVED.**

Figure A:



Source: Planning & Development Dept, 04/30/21

Aerial view of the subject site and parcel, facing north.

Figure B:



Source: Planning & Development Dept, 07/15/21

View of the subject property, facing south along Radio Lane.

Figure C:



Source: Planning & Development Dept, 07/15/21

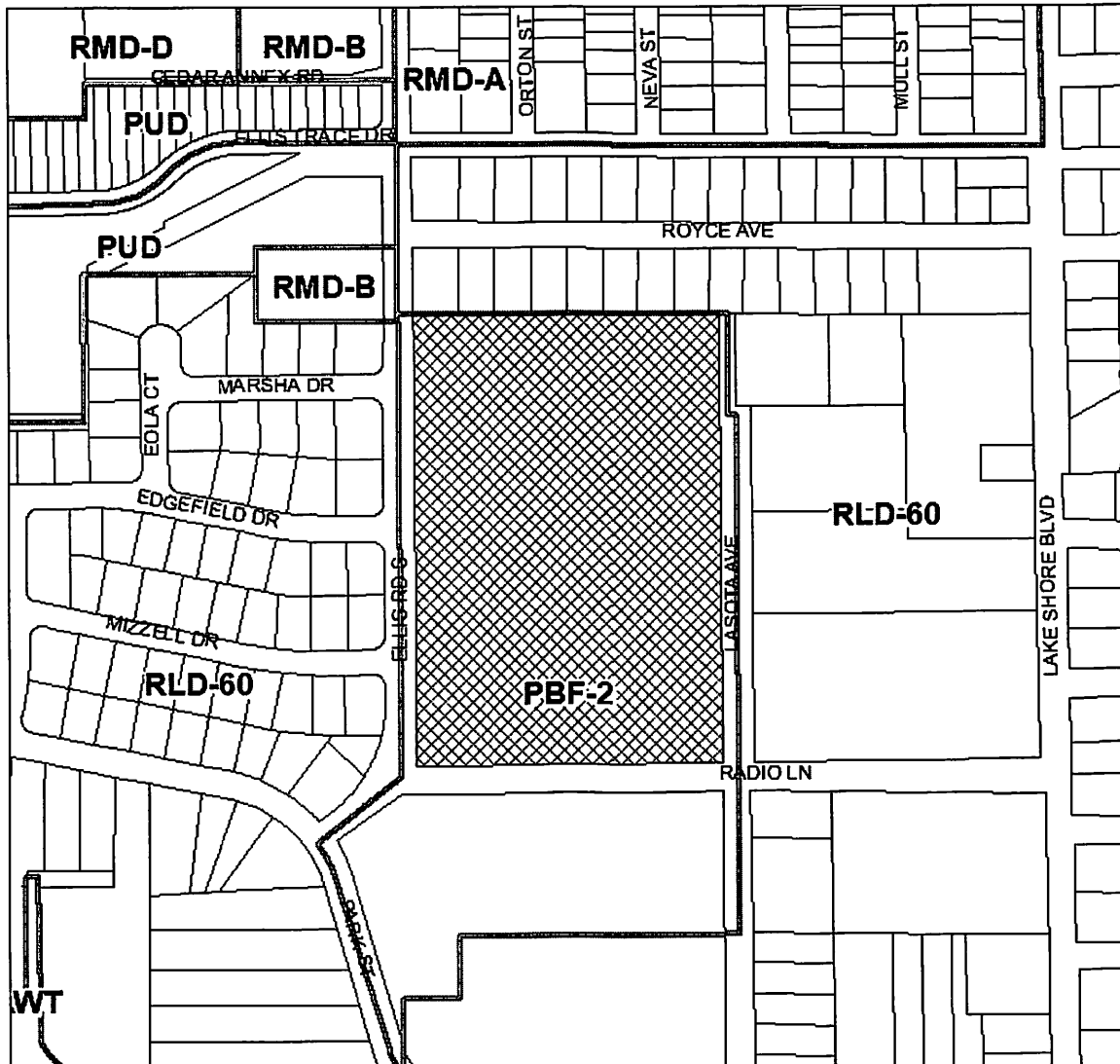
View of the subject property, facing east along Ellis Road.

Figure D:



Source: Planning & Development Dept, 07/15/21

View of the existing structure on the subject property, facing east along Ellis Road.



<p>REQUEST SOUGHT:</p> <p>FROM: PBF-2</p> <p>TO: PUD</p>	<p>LOCATION MAP:</p>	<p>0 115 230 460 Feet</p> <p>COUNCIL DISTRICT: 14</p>
<p>ORDINANCE NUMBER ORD-2021-0340</p>	<p>TRACKING NUMBER T-2020-3100</p>	<p>EXHIBIT 2 PAGE 1 OF 1</p>



Planning and Development Department

Ed Ball Building
214 North Hogan Street, Suite 300
Jacksonville, FL 32202

MEMORANDUM

TO: Arimus Wells
Current Planning Division

FROM: Edward D. Lukacovic
Community Planning Division

RE: 2021-340

DATE: June 9, 2021

The following review is based on the information provided by the Current Planning Division staff

Description of Proposed Rezoning Application

Current Land Use: PBF	Proposed Land Use: LDR	LU Companion Application: L-5477-20A
Current Zoning: PBF-2	Proposed Zoning: PUD	Acres: 14.24
Land Development Area: Urban Development Area		

Comprehensive Land Use Policy Analysis

Is the proposed rezoning district consistent with the functional land use category identified in the 2030 Comprehensive Plan?

YES

NO

ZONING REQUEST:

The request for a change from PBF-2 to PUD to allow for the development of a maximum of 92 townhomes.

LAND USE CATEGORY CONSISTENCY REVIEW:

The application site is located within the Urban Development Area, Planning District 4, and Council District 14. In addition the subject site is located on the east side of Ellis Road South, north side of Radio Lane and west side of

Lasota Avenue. According to the City's Functional Highways Classification Map, Ellis Road South and Radio Lane are local roadways while LaSorta Avenue is undeveloped and not an open right-of-way. The property site is located within the PBF land use category and is proposed for a change on the future land use map to LDR.

PBF in the Urban Development Area is a broad land use category intended to accommodate major public use or community service activities. Activities that provide community service functions vary in character and locational need. A primary consideration in locating these uses is to ensure that each use will function as it is intended, as an important part of the urban service delivery system.

LDR land use category in the Urban Development Area is a category intended to provide for low density residential development. Further, it is intended to promote neighborhoods in need of redevelopment and to provide a compact single-family development typology that is supportive of transit, neighborhood commercial uses and services. In these instances, the category provides a higher density than LDR in other Development Areas of the City. The application of this higher density should be supported by a neighborhood plan or study. LDR allows residential development at up to 7 dwelling units per acre.

To ensure compliance with the provisions of the Comprehensive Plan, zoning staff should analyze the proposed zoning application in relation to the following goals, objectives, policies and/or text of the 2030 Comprehensive Plan. This analysis should be included within the staff report for the zoning application.

Objective 1.1 Ensure that the type, rate, and distribution of growth in the City results in compact and compatible land use patterns, an increasingly efficient urban service delivery system and discourages proliferation of urban sprawl through implementation of regulatory programs, intergovernmental coordination mechanisms, and public/private coordination.

Policy 1.1.5 The amount of land designated for future development should provide for a balance of uses that:
A. Fosters vibrant, viable communities and economic development opportunities;
B. Addresses outdated development patterns;
C. Provides sufficient land for future uses that allow for the operation of real estate markets to provide adequate choices for permanent and seasonal residents and businesses and is not limited solely by the projected population.

Policy 1.1.10 Gradual transition of densities and intensities between land uses in conformance with the provisions of this element shall be achieved through zoning and development review process.

Policy 1.1.24 The City will encourage new development to locate in the Urban Core, Southwest, North, and Northwest planning districts through such measures as economic incentives, greater marketing assistance, etc.

Policy 1.2.9 Require new development and redevelopment in the Central Business District, Urban Priority Area, Urban Area, and Suburban Area to be served by centralized wastewater collection and potable water distribution systems when centralized service is available to the site. New septic tanks in this area maybe permitted only as interim facilities pursuant to the requirements of the Sanitary Sewer Sub-Element.

Objective 3.1 Continue to maintain adequate land designated for residential uses which can accommodate the projected population and provide safe, decent, sanitary and affordable housing opportunities for the citizens. Protect single-family residential neighborhoods by requiring that any other land uses within single-family areas meet all applicable requirements described in the Development Areas and the Plan Category Descriptions of

the Operative Provisions of the 2030 Comprehensive Plan and Land Development Regulations.

- Policies 3.1.1 The City shall develop through the Planning and Development Department an incentive program to promote infilling of residential development on vacant land designated for residential use on the Future Land Use Map series. These incentives will be reflected in the Zoning Code of the City's Land Development Regulations.
- Policy 3.1.3 Protect neighborhoods from potential negative impacts by providing a gradation of uses and scale transition. The Land Development Regulations shall be amended to provide for an administrative process to review and grant, when appropriate, relief from the scale transition requirements.
- Policy 3.1.6 The City shall provide for development of a wide variety of housing types by area, consistent with the housing needs characteristics and socioeconomic profiles of the City's households as described in the Housing Element.
- Objective 6.3 The City shall accommodate growth in Jacksonville by encouraging and facilitating new infill development and redevelopment on vacant, bypassed and underutilized land within areas that already have infrastructure, utilities, and public facilities, while addressing the needs of City residents.

The proposed rezoning has been identified as being related to the following issues identified in the 2030 Comprehensive Plan. Based on this relationship, the rezoning application should be carefully evaluated for consistency or inconsistency with the following issues and related goals, objectives and/or policies:

Archaeological Sensitivity

According to the Duval County Archaeological Predictive Model, the subject property is located within an area of low and high sensitivity for the presence of archaeological resources. Projects that move forward through the Site Review process may be required to perform a Professional Archaeological Reconnaissance Survey. If archaeological resources are found during future development/redevelopment of the site, Section 654.122 of the Code of Subdivision Regulations should be followed.

Historic Preservation Element

Policy 1.2.6 The Planning and Development Department shall maintain and update for planning and permitting purposes, a U.S.G.S. series of topographic maps upon which recorded archaeological sites are shown.

Airport Environment Zone

The site is located within the 300 feet Height and Hazard Zone for Herlong Recreational Airport. Zoning will limit development to a maximum height of less than 300 feet unless approved by the Jacksonville Aviation Authority or the Federal Aviation Administration. Uses located within the Height and Hazard Zone must not create or increase the potential for such hazards as electronic interference, light glare, bird strike hazards or other potential hazards to safe navigation of aircraft as required by Section 656.1005.1(d).

Future Land Use Element

Objective 2.5 Support and strengthen the role of Jacksonville Aviation Authority (JAA) and the United States Military in the local community, and recognize the unique requirements of the City's other airports (civilian and military) by requiring that all adjacent development be compatible with aviation-related activities.

Wells, Arimus

o: Warnock, Blaine
Subject: RE: PUD Review and Comments Request (2021-0340)

From: Warnock, Blaine <Warnock@coj.net>
Sent: Tuesday, June 15, 2021 1:11 PM
To: Wells, Arimus <ArimusW@coj.net>
Subject: FW: PUD Review and Comments Request (2021-0340)

Arimus,

Currently, there is nothing in the Concurrency system regarding this proposed development.

The agent/owner will need to submit a Mobility & CRC application to the Concurrency & Mobility Management System Office for review/assessment/approval.

Regards,
Blaine

Blaine Warnock
City Planner III
City of Jacksonville / Concurrency & Mobility Management System Office
Ed Ball Building
14 N. Hogan Street, 2nd Floor
Jacksonville, Florida 32202
Phone (904) 255-8321
warnock@coj.net



21 West Church Street
Jacksonville, Florida 32202-3139

June 8, 2021

MEMORANDUM

To: Planning and Development Department

**From: Susan R. West, PE
JEA**

**Subject: PUD Zoning Application
Radio Lane Residential PUD
ORD 2021-0340**

PUD application for a residential development. No objection to proposed PUD. Final project design to meet the JEA Design Standards in effect at the time of construction plan approval.

Additional service and design elements will be addressed following applicant's construction plan review submittal. If you have any questions, please call or email me directly at 904-665-7980 or westsr@jea.com.

Application Review Request: COJ PDD: Baseline Checklist Review

Proposed Name: Ord. 2021-0340 Radio Lane

Requested By: Arimus T. Wells

Reviewed By: Shalene B. Estes

Due: 6/15/2021

Analysis based on maximum dwelling units: 92

SCHOOL ¹	CSA	STUDENTS GENERATED (Rounded)	SCHOOL CAPACITY ² (Permanent/Portables)	CURRENT ENROLLMENT 20 Day Count (2020/21)	% OCCUPIED	4 YEAR PROJECTION
Hyde Grove K-2 #214	2	8	690	481	70%	89%
Hyde Park 3-5#77	2	7	541	240	44%	47%
Lake Shore MS #69	2	6	1328	1081	81%	77%
Robert E. Lee HS #33	2	8	1844	1682	91%	99%
		29				

NOTES:

¹ Attendance school may not be in proposed development's CSA

² Does not include ESE & room exclusions

³ Same As Above (SAA)

Application Review Request: COJ PDD: School Impact Analysis

Proposed Name: Ord. 2021-0340 Radio Lane

Requested By: Arimus T. Wells

Reviewed By: Shalene B. Estes

Due: 6/15/2021

Analysis based on maximum dwelling units: **92**

School Type	CSA ¹	2020-21 Enrollment/CSA	Current Utilization (%)	New Student/Development	5-Year Utilization (%)	Available Seats - CSA ²	Available Seats - Adjacent CSA 1&8 (MS 1&7)
Elementary	2	5,804	71%	15	76%	2,231	8,736
Middle	2	2,812	74%	6	82%	84	1,145
High	2	3,201	82%	8	91%	670	1,107
				Total New Students	29		
<i>Total Student Generation Yield:</i>		<i>0.333</i>					
<i>Elementary:</i>		<i>0.167</i>					
<i>Middle:</i>		<i>0.073</i>					
<i>High:</i>		<i>0.093</i>					

NOTES:

¹ Proposed Development's CSA

² Available CSA seats include current reservations

Wells, Arimus

o: Kolczynski, John
Subject: RE: PUD Review and Comments Request (2021-0340)

From: Kolczynski, John <JohnFK@coj.net>
Sent: Wednesday, June 09, 2021 10:10 AM
To: Wells, Arimus <ArimusW@coj.net>
Subject: RE: PUD Review and Comments Request (2021-0340)

Arimus,

I have no objection to the subject PUD.

John Kolczynski E.I.
Traffic Technician Senior
City of Jacksonville | Planning and Development Department
214 N. Hogan Street, Suite 2100
Jacksonville, Florida 32202
(904) 255-8583
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PLANNING AND DEVELOPMENT DEPARTMENT



MEMORANDUM

DATE: 6/15/2021

TO: Arimus T. Wells
City Planner II

FROM: Soliman Peter Salem
City Planner Supervisor

**SUBJECT: TRANSPORTATION REVIEW OF 2021-0340 RADIO LANE
RESIDENTIAL PUD**

Park Street, from Lane Avenue to Lake Shore Boulevard is the directly accessed functionally classified roadway in the vicinity. Park Street is a 2-lane undivided collector in this vicinity, and is currently operating at 31.53% of capacity. This Park Street segment has a maximum daily capacity of 14,742 vpd and a 2019 daily traffic volume of 4,648 vpd.

This development is for 92 units of SQFT of ITE Code 210 Single Family, which would generate 868 vpd.

Transportation Planning Division comments to be included in staff report:

This development is subject to mobility fee review. Pursuant to Policy 4.1.5 of the Transportation Element of the 2030 Comprehensive Plan, the applicant must provide for the convenient and safe access by and securing of bicycles on site. The bicycle parking must be consistent with the requirements outlined in Part 6 of the Zoning Code. All comments or

PLANNING AND DEVELOPMENT DEPARTMENT



conditions made by Transportation Planning Division or Traffic Engineering Division are to be included in the staff report unless otherwise waived in writing by the Chief of Transportation Planning Division or waived by Planning Commission, LUZ Committee, or City Council.



City of Jacksonville, Florida

Lenny Curry, Mayor

Environmental Quality Division
214 N. Hogan St., Suite 5000
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(904) 255-7100
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PUD REVIEW – ENVIRONMENTAL QUALITY DIVISION

DATE: July 2, 2021
TO: Arimus T. Wells, City Planner II
FROM: Melissa M. Long, P.E., Chief, EQD *Melissa M. Long*
RE: Radio Lane Residential PUD – Application No. 2021 - 0340

The Jacksonville Environmental Quality Division (EQD) has reviewed the subject project and offers the following comments:

I. EQD Recommendations:

EQD Recommends Denial of the Project

Reasons for Denial:

EQD Needs Additional Information to Complete Review.

II. Wastewater Treatment Service:

Must Evaluate Feasibility for Connecting to Regional/Private
Owned Sewerage

On-Site Septic Tanks – Permits Required Via Department of Health,
Contact Scott Turner at 253-2422

If On-Site Septic Tank Denied, Must Connect to Regional WWTF.

Private Utility
Name: _____

Regional Utility

Arlington East WWTF

Atlantic Beach WWTF

Baldwin WWTF

Beacon Hills WWTF

<input type="checkbox"/> Buccaneer WWTF	<input checked="" type="checkbox"/> Buckman Street WWTF
<input type="checkbox"/> District II WWTF	<input type="checkbox"/> Jacksonville Beach WWTF
<input type="checkbox"/> Jacksonville Heights WWTF	<input type="checkbox"/> Mandarin WWTF
<input type="checkbox"/> Monterey WWTF	<input type="checkbox"/> Neptune Beach WWTF
<input type="checkbox"/> Normandy Village WWTF	<input type="checkbox"/> Royal Lakes WWTF
<input type="checkbox"/> San Jose WWTF	<input type="checkbox"/> Southwest WWTF

Projected Flow, GPD: 27,600.

Point of Connection, Contact, S. West, JEA, at 904-665-7980
(Completed. See the JEA Water Service and Sewer Service Availability Report (letter) attached to the application.)

Unable to Calculate Total Flow Rate-Need Additional Data

Moratorium on Subject WWTF Contact
JEA – George Porter, at 904-665-8965

Industrial Pretreatment Permit Required, Contact
JEA staff, Pollution Prevention Programs, at 904-665-8188

Collection/Transmission Permit Required Contact
EQD, Joseph Emery, P.E, at 904-255-7164

III. Erosion and Sediment Control (ESC):

Surface Waters Potentially Impacted

Name of Water Body Impacted: Cedar River.

Municipal Storm Sewer Potentially Impacted

Stormwater System Owner

City of Jacksonville

Florida Department of Transportation

Compliance with the most current version of the City of Jacksonville’s “Land Development Procedures Manual” Required

Yes. Compliance with the most current edition of the *Florida Stormwater, Erosion, and Sediment Control Inspector's Manual* is required.

Contact St. Johns River Water Management District (SJRWMD) staff, at 904-730-6270 RE: Environmental Resource Permit (ERP) Requirements

Contact Florida Department of Environmental Protection (DEP) staff at 904-256-1700 RE: Construction Generic Permit (CGP) Requirements

Yes. See the attached memorandum regarding City of Jacksonville ERP, CGP and pre-construction inspection regulatory requirements.

IV. Noise Impact:

Yes. Environmental Protection Board (EPB) Rule 4, Noise Pollution Control Applies. Contact EQD, Janelle Ames, 904-255-7100. See the enclosed copy of EPB Rule 4.

Project within AICUZ Area

AICUZ Area: _____

AICUZ Restrictions

V. Traffic Impacts:

Within a DRI/Near a DRI

DRI (s): _____

VI. Wellhead Protection:

Project is within a Wellhead Protection Area (WHPA)

WHPA Restrictions Apply
Contact EQD, Charles Hubsch, at 904-255-7217

VII. Contamination Source Impact:

Project is within a Contamination Area

Project is Adjacent to a Contaminated Area

Construction Restrictions Apply,
Contact EQD, Charles Hubsch, at 904-255-7217

VIII. Groundwater:

- Project Served by Private Utility
- Project Served by Regional Utility: JEA commercial water.
- Project to be Served by On-Site Wells
 - Permit Required from EQD, Contact Charles Hubsch, at 904-255-7217
- Wells Currently On-Site
 - Well No.(s.): _____
- Unused Wells On-Site to be Abandoned by Permit from EQD Required, Contact EQD, Charles Hubsch, at 904-255-7217

IX. Wetland Impacts:

- Wetland Impacts, Contact DEP, M. Kershner at 904-256-1700. Contact City of Jacksonville, Ed Lukacovic at 904-255-7841

X. Reuse:

- Approval of Project Should Be Conditioned to Require Reuse Water If And When Available, Contact George Porter, P.E., Planning Specialist, JEA at 904-665-8965.
- Approval of Project Should Be Conditioned to Require Installation of a DEP Approved Reuse Distribution System, for Irrigation, Contact Jeff Martin, P.E., DEP at 904-256-1700.

XI. Irrigation:

- Approval of the Project Should Be Conditioned to Prohibit the Use of Florida Aquifer Water for irrigation.

XII. Petroleum Storage Tanks:

- Underground Petroleum Storage Tank Approval Required, Contact J. Richards, EQD at 904-255-7137.
- Underground Petroleum Contamination Site, Contact A. Rachal, EQD at 904-255-7139.

XIII. Misc.:

Yes. Please refer to the attached comments from Ms. Brierra Mack, EQD (904-255-7100), regarding the asbestos removal impacts.

Yes. A stormwater Retention pond permit from Florida DEP/SJRWMD is required per Chapter 62-340 FAC.

Yes. Stormwater Retention Pond – Maintenance and Fertilizer Requirements, per Sections 366.606 and 366.607 City of Jacksonville Ordinance Code, and EPB Rule 3.603, apply. Please refer to the attached comments from Mr. Charles Hubsch. He can be contacted at 904-255-7217 for more information.

Yes. The project applicant and project owner are responsible for (a.) locating groundwater wells on the project properties, and (b.) ensuring that all groundwater wells are protected from damage during all construction activities, and following completion of all construction activities. An application must be submitted to and approved by the EQD Water Branch Groundwater Section, prior to the repair and/or abandonment of any wells on the project properties. The EQD Water Branch Groundwater Section staff may be contacted at 904-255-7100 for additional information.

The EQD Groundwater Section has no records of any groundwater wells located on the project properties. However, EQD does not have a complete inventory of all groundwater wells in Duval County. The project applicant and project owner should contact the SJRWMD (at 904-730-6270) and the Florida Department of Health in Duval County (at 904-253-1280) and request information regarding wells located on the project properties.

Yes. The Duval County Property Appraiser’s Database records indicate there is one building located on the project property. The project property is not currently connected to public sewer service, and therefore it should be utilizing an onsite sewage treatment and disposal system (OSTDS) for wastewater service. The applicant needs to contact the Florida Department of Health (904-253-1280) for information regarding how to apply for a permit to abandon the OSTDS.



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City of Jacksonville, Florida

Lenny Curry, Mayor

Environmental Quality Division
214 N. Hogan St., 5th Floor
Jacksonville, FL 32202
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June 25, 2021

MEMORANDUM

TO: Joseph Emery, P.E.
Environmental Engineering Manager

FROM: Charles Hubsch *Charles J. Hubsch*
Environmental Engineer/Scientist

SUBJECT: Calculation of the Estimated Domestic Wastewater Annual Average Daily Flow Rate for Radio Lane Residential: Planned Unit Development Application Number 2021-0340

Environmental Quality Division (EQD) calculates the estimated domestic wastewater annual average daily flow rate for planned unit development applications, by using Florida Administrative Code Chapter 64E-6, Table I For System Design, Estimated Sewage Flows.

The proposed project will include 92 attached single-family attached dwelling units. I am using a conservative estimate of 300 gallons of wastewater generated by each dwelling unit, as an annual average daily flow rate. The estimated annual average daily project flow rate = [(92 dwelling units) x (300 gallons of wastewater generated per day per dwelling unit)] = 27,600 gallons per day.

No additional information is required from the applicant, regarding calculation of wastewater flow rates for this project.

If the applicant needs any additional information, I may be contacted at telephone number (904) 255-7217.



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TO: Planned Unit Development Project Applicants and Project Operators

FROM: Environmental Quality Division (EQD)

If more than one total acre (over the entire scope of the project) of soil will be disturbed and/or vegetation will be removed, the applicant needs to submit a sediment and erosion control plan that provides reasonable assurance of compliance with City of Jacksonville Environmental Protection Board Rule 3.604 Erosion and Sediment Control, and conforms to the standards described in *Florida Stormwater, Erosion and Sedimentation Control Inspector's Manual* Tier I and Tier II.

For projects that are less than one total acre, the applicant remains responsible for having protective measures in place to ensure compliance with regulations against exceedance of water quality standards and prohibition of illicit discharges caused by discharges of any amount of turbid water, sediment, or other material from the site into waterbodies, wetlands, or any parts of a City of Jacksonville (COJ) or Florida Department of Transportation (FDOT) stormwater system.

Prior to commencement of any site work, the site owner or operator is required to notify the Environmental Quality Division, Erosion and Sediment Control (ESC) Section by email to esc@coj.net.

Jacksonville Environmental Protection Board Rule (JEPB) 3.103.B.1 prohibits activities that cause, or contribute, to a violation of the COJ Municipal Separate Storm Sewer System (MS4) National Pollutant Discharge Elimination System (NPDES) Permit. The NPDES Permit requires the City to complete a mandatory pre-construction inspection (prior to land disturbance) at every construction site to ensure that erosion and sediment controls have been installed. During the pre-construction inspection, COJ is required to confirm that Environmental Resource Permit (ERP) and Construction Generic Permit (CGP) coverage, as applicable, has been obtained prior to commencement of any land grading, excavation, or clearing.

CGPs are obtained by submitting a "Notice of Intent to Use Generic Permit for Stormwater Discharge from Large and Small Construction Activities, DEP Form 62-621.300(4)(b)" or "NOI" to the Florida Department of Environmental Protection (DEP). DEP requires that a site-specific stormwater pollution prevention plan (SWPPP) must be developed before an NOI is submitted.

Any project that discharges stormwater to an MS4 within COJ must send a copy of the NOI or the DEP acknowledgement letter to the operator of the MS4 – either COJ or the FDOT. JEPB Rule 3.604.B requires that any person who has been issued an NPDES permit authorizing discharges to a storm sewer or MS4 shall submit a complete copy of the permit to the owner of the storm sewer.

Failure to schedule a pre-construction ESC site inspection; failure to provide confirmation of CGP and ERP coverage, as applicable; or failure to submit a copy of the NOI are all violations of JEPB Rule 3. Violations of JEPB Rule 3 may result in assessment of a civil penalty of up to \$10,000, per day, for each violation.

JACKSONVILLE ENVIRONMENTAL PROTECTION BOARD

RULE 4 NOISE POLLUTION CONTROL

Effective 07/01/86
Amended 06/24/87
Amended 09/11/88
Amended 01/10/93
Amended 06/12/95
Amended 07/10/95
Effective 08/03/95
Effective 08/03/09
Effective 08/03/10
Effective 08/30/10
Effective 05/03/13
Effective 08/03/15
Effective 05/29/17

**RULE OF THE
JACKSONVILLE ENVIRONMENTAL PROTECTION BOARD
RULE 4
NOISE POLLUTION CONTROL**

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**JACKSONVILLE ENVIRONMENTAL PROTECTION BOARD
RULE 4
NOISE POLLUTION CONTROL**

Rule 4 - Noise Rules to Implement, Administer and Enforce Chapter 368 Ordinance Code.

PREFACE - The Jacksonville Environmental Protection Board adopts this Rule for the City of Jacksonville with respect to Noise Pollution Control. The specific authority for adopting this Rule is found in Section 368.106, Section 368.201, Section 368.202, and Section 73.102, Ordinance Code. The law implemented is Chapter 368, Ordinance Code.

(History: Effective 7-1-86 amended 6-24-87, 4-25-95, 8-3-09)

**PART I
GENERAL PROVISIONS**

4.101 Definitions

Except as hereinafter stated and unless a different meaning of a term is clear from its context, the definitions of terms used in this Rule shall be in conformance with those contained in American National Standards Institute (ANSI) S1.1-1994, or subsequent revision, "Acoustical Terminology". As used in Board Rule 4, the following terms mean:

- A. **A-Weighted Sound Level:** dBA, in decibels, a frequency weighted sound pressure level, determined by the use of the metering characteristics and A-weighted scale specified in ANSI S1.4-1983, "Specifications for Sound Level Meters" or subsequent revision.
- B. **Agricultural field machinery:** a motor vehicle designed and used primarily on a farm as FARM is defined in the Florida Right to Farm Act, Section 823.14, Florida Statutes.
- C. **ANSI:** American National Standards Institute or its successor bodies.
- D. **Antique vehicle:** a motor vehicle for private use manufactured in 1945 or earlier or a motor vehicle for private use the age of 30 years or more after the date of manufacture, equipped with an engine manufactured to the specifications of the original engine. Florida Statute 320.086.
- E. **Board:** The Jacksonville Environmental Protection Board (JEPB)
- F. **Chief:** Chief of Environmental Quality Division.
- G. **Construction or maintenance equipment:** vehicles or equipment used for construction or maintenance, including but not limited to, ditch digging apparatus, well-boring apparatus, asphalt spreaders, bituminous mixers, bucket loaders, tractors other than truck tractors, leveling graders, finishing machines, motor graders, road rollers, scarifiers, earth-moving carryalls and scrapers, power shovels and drag lines and self-propelled cranes and other earth-moving equipment.
- H. **Daytime hours:** 7:00 a.m. to 10:00 p.m.

- I. dBA: see "A-Weighted Sound Level".
- J. Decibel (dB): Unit of level when the base of the logarithm is the tenth root of ten, and the quantities concerned are proportional to power, as defined in ANSI S1.1 - 1994, or subsequent revisions.
- K. Department: The Environmental and Compliance Department, City of Jacksonville.
- L. Director: Director of the Environmental and Compliance Department, City of Jacksonville.
- M. Division: Environmental Quality Division.
- N. Emergency: an occurrence or set of circumstances involving actual or imminent physical or psychological trauma or property damage which demands immediate attention.
- O. Emergency work: work performed for the purpose of preventing or alleviating an emergency.
- P. Exhaust system: the system comprised of a combination of components, excepting catalytic converters, which provides for the enclosed flow of exhaust gas from engine parts to the atmosphere.
- Q. Farm tractor: every motor vehicle designed and used primarily as a farm implement for drawing wagons, plows, mowing machines and other implements of husbandry, and every implement of husbandry which is self-propelled and used on a farm as FARM is defined in the Florida Right to Farm Act, Section 823.14, Florida Statutes.
- R. Fast Dynamic Characteristic: Exponential time average, 125 milliseconds, time related characteristic used in frequency weighting on a noise meter.
- S. Impulsive sound: either a single pressure peak or a single burst (multiple pressure peaks) for a duration usually less than one second. Examples of impulsive sound sources shall include, but not be limited to, pile driving, explosive blasting, firearm discharge, or emptying of dumpster containers.
- T. Lawn Maintenance Equipment: All pieces of equipment, whether manually or power operated, used in the care and maintenance of a lawn, including, but not limited to, lawn mowers and tractors and weeders, in any Class A, Class B, Class C or Class D property. Excepting gasoline motor driven or electric motor driven leaf or trash blowers.
- U. Motor driven cycle: motor scooter, motorized bicycle, or similar conveyance with less than 50 cubic centimeter of displacement, (motor which produces < 5 brake horsepower).
- V. Motor Racing: any lawful racing event between one or more motor vehicles or motorcycles, or motor powered models, including but not limited to, drag racing, oval racing, sports car racing, motorcycle racing, go-kart racing, midget racing, funny car racing, and mud bogging.

- W. **Motor racing facility:** any lawful facility or course upon which motor racing activities or events take place, including those for drag racing, oval racing, sports car racing, motorcycle racing, go-kart racing, midget racing, funny car racing, and for racing motor powered models not capable of transporting an operator.
- X. **Motor Vehicle:** a motor-driven conveyance, such as, but not limited to, an automobile, truck, bus, or motorcycle .
- Y. **Motorcycle:** a vehicle having a seat or saddle for the use of the rider and designed to travel on not more than two (2) or three (3) wheels in contact with the ground._The term does not include a tractor.
- Z. **Muffler:** a device for abating the sounds of escaping gases of an internal combustion engine.
- AA. **Nighttime hours:** 10:00 p.m. to 7:00 a.m.
- BB. **Noise Pollution:** the emission of sound that violates the standards established in Board Rule 4.
- CC. **Noise source:** any equipment or facility or combination thereof, which operates within any land used as specified by Board Rule 4.201. Such equipment or facility or combination thereof, emits sound beyond the property line of the land on which said equipment or facility is operated.
- DD. **Off-highway:** away from the highway or public road.
- EE. **Person:** any human being, any governmental or political subdivision or public agency, any public or private corporation, any partnership, any firm, association, or any other organization, trust, estate, public or private institution, group and agency, or any receiver, trustee, assignee, agent or other legal representative of any of the foregoing or any other legal entity.
- FF. **Powered model vehicle:** self-propelled air, water or land-borne motor vehicle not designed to carry persons.
- GG. **Private right-of-way:** any street, avenue, boulevard, road, highway, sidewalk, alley, or easement that is owned, leased or controlled by a non-governmental entity.
- HH. **Public address system(s):** any electrical, electronic, mechanical or other method(s) used to amplify or direct sound including but not limited to bullhorns, megaphones, or horns, but excluding the cupping of hands.
- II. **Public right-of-way:** any street, avenue, boulevard, road, highway, sidewalk, alley, or easement that is owned, leased or controlled by a governmental entity.
- JJ. **Public Space:** any lands owned by the City of Jacksonville or benefitted by a public easement to the City of Jacksonville.

- KK. Rupture Disc: A pressure relieving device that vents the pressure in a pipe or vessel if the pressure exceeds a fixed amount.
- LL. Safety relief valve: a relief valve used and designed to prevent explosion by high pressure in the pipe or vessel to which it is connected.
- MM. SLUCM: the Standard Land Use Coding Manual (1965 United States Government Printing Office), or subsequent revision, which designates land activities by means of numerical codes modified by adding Land Classes for use in Board Rule 4.
- NN. Sound: an oscillation in pressure in air.
- OO. Sound level: in decibels, a weighted sound pressure level, determined by the use of metering characteristics and frequency weightings specified in ANSI S1.4-1983, "Specifications for Sound Level Meters," or subsequent revisions.
- PP. Sound pressure level: Ten times the logarithm to the base ten of the ratio of the time-mean-square pressure of a sound, in a stated frequency band, to the square of the reference sound pressure in gases of 20 μ Pa. Unit, decibel (dB), as defined in ANSI S1.1 – 1994, or subsequent revisions.
- QQ. Tactical military vehicle: every vehicle operated by any federal or state military organization and designed for use in field operations, but not including vehicles such as staff cars and personnel carriers designed primarily for normal highway use.
- RR. Vehicle: every device in, upon or by which any person or property is or may be transported or drawn upon a highway, excepting devices used exclusively upon stationary rails or tracks.

[History: Effective 7-1-86, amended 9-11-88, amended and renumbered 01-10-93, amended and renumbered 7-10-95, amended and renumbered 8-3-09, amended 8-9-10, amended and renumbered 7-13-15]

4.102 Prohibition of Noise Pollution

No person shall cause, allow or permit the emission of sound so as to violate the standards for noise pollution control established in the Rules of the Board.

[History: Effective 7-1-86 amended 01-10-93, 8-03-09]

4.103 Measurement Procedures

- A. All Sound Level Meters used for measurement shall be in conformance with ANSI 1.4-1983, or subsequent revision.
- B. All Octave Band Filter Sets shall be in conformance with ANSI 1.11-1976, or subsequent revision.
- C. Calibration of all instruments, components and attachments shall conform to the latest ANSI Standards.

- D. All noise violations shall be established at the property line of the complainant or at any right-of-way or public land, but in no case shall the distance from the point of measurement to the actual source be less than ten (10) feet.
- E. Instrumentation for sound level measurements may be Class 1 or Class 2 (ANSI S 1.4-1983, or subsequent revision).

[History: Effective 7-1-86, amended 9-11-88, amended 01-10-93, amended 7-10-95, amended 8-03-09, amended 8-9-10]

4.104 Variances

A variance to cause or create a noise which would otherwise be in violation of this Rule may be requested in accordance with Section 360.111, Ordinance Code.

[History: Effective 7-1-86, amended 8-03-09]

4.105 Appeals

Appeals shall be in accordance with Part 4, Chapter 360, Ordinance Code.

[History: Effective 7-1-86, amended 8-03-09]

4.106 Penalties

Penalties for violations of this Rule shall be in accordance with Sections 368.301, 368.302 and 368.303, Ordinance Code, except any citation written by a Law Enforcement Officer of the City of Jacksonville shall be enforced under a Class D Offense, as defined in §632.101 (a)(4) Ordinance Code.

[History: Effective 7-1-86, amended 9-11-88, amended 7-10-95, amended 8-03-09]

4.107 Enforcement

Enforcement of violations of this Rule shall be in accordance with Chapters 360 and 368, Ordinance Code except any Law Enforcement Officer of the City of Jacksonville, Florida shall have the authority to write a citation for failure to comply with any part of this Rule.

[History: Effective 7-1-86, amended 01-10-93, amended 8-03-09]

4.108 Severability

If any provision of this Rule is adjudged invalid or if the application thereof to any person or in any circumstance is adjudged invalid, such invalidity shall not affect the validity of this Rule as a whole or any part, subpart, sentence or clause thereof not adjudged invalid.

[History: Effective 7-1-86, amended 8-03-09]

**PART II
SOUND EMISSION STANDARDS AND LIMITATIONS
FOR
NOISE SOURCES**

4.201 Classification of Land According to Use

- A. CLASS A land (Noise Sensitive Areas) shall include all land used as specified by SLUCM Codes 124, 125, 651, 681, 682, 683, 691, 910, 921, 922 and 990.
- B. CLASS B land shall include all land used as specified by SLUCM Codes 110, 121, 122, 123, 129 through 190, 397, 711, 712 (excluding 7124, 7129), 762 and 922.
- C. CLASS C land shall include all land used as specified by SLUCM Codes 471 through 479, 511 through 649, 652, 659, 671, 672, 673, 674, 692, 699, 7124, 7129, 719, 721, 739 through 761, 769, 790, 990.
- D. CLASS D land shall include all land used as specified by SLUCM Codes 211 through 396, 399, 411 except 4111, 412, 421, 422, 429, 441, 449, 460, 481 through 499, 661, 662, 675, 722, 731, 811 through 890, 951 & 952.
- E. Public and private rights-of-way, up to the point of the center line, shall have the same classification of land according to use of the land immediately abutting the public or private right-of-way.
- F. Class E Land Use shall be available to not-for-profit establishments managing Public Space seeking a "Permit" as established by Board Rule.

[History: Effective 7-1-86, amended 01-10-93, amended 7-10-95, amended 8-03-09, amended 8-9-10, amended 7-13-15]

4.202 Sound Emitted to Class "A" Land

- A. Except as specified elsewhere in this Rule, no person shall cause, allow or permit the emission of sound during daytime hours from any noise source located on any Class A, Class B, Class C or Class D land to any receiving Class A land when measured within such receiving Class A land which exceeds either of the following:
 - I. The maximum allowable sound pressure level in dB for any octave band frequency emitted to any Class A land from:

Frequency (Hz)	Class A Land	Class B Land	Class C Land	Class D Land
31.5	75	75	80	80
63	74	74	78	78
125	67	67	73	73
250	63	63	67	67
500	56	56	61	61
1000	51	51	56	56
2000	47	47	52	52
4000	45	45	48	48
8000	40	40	45	45

2. The maximum allowable sound pressure level in dBA to any receiving Class A land from:

	Class A Land	Class B Land	Class C Land	Class D Land
dBA	55	55	60	65

- B. Except as specified elsewhere in this Rule, no person shall cause, allow or permit the emission of sound during nighttime hours from any noise source located on any Class A, Class B, Class C or Class D land to any receiving Class A Land when measured within such receiving Class A land which exceeds either of the following:

1. The maximum allowable sound pressure level in dB for any octave band frequency emitted to any Class A land from:

Frequency (Hz)	Class A Land	Class B Land	Class C Land	Class D Land
31.5	72	72	72	75
63	71	71	71	74
125	65	65	65	67
250	57	57	57	63
500	51	51	51	56
1000	45	45	45	51
2000	39	39	39	47
4000	34	34	34	45
8000	32	32	32	40

2. The maximum allowable sound pressure level in dBA to any receiving Class A land from:

	Class A Land	Class B Land	Class C Land	Class D Land
dBA	55	55	55	60

[History: Effective 7-1-86, amended 6-24-87, amended 8-03-09]

4.203 Sound Emitted to Class "B" Land

- A. Except as specified elsewhere in this Rule, no person shall cause, allow or permit the emission of sound during daytime hours from any noise source located on any Class A, Class B, Class C or Class D land to any receiving Class B land when measured within such Class B receiving land which exceeds either of the following:

1. The maximum allowable sound pressure level dB for any octave band frequency emitted to any Class B land from:

Frequency (Hz)	Class A Land	Class B Land	Class C Land	Class D Land
31.5	72	72	75	80
63	71	71	74	78
125	65	65	67	73
250	57	57	63	67
500	51	51	56	61
1000	45	45	51	56
2000	39	39	47	52
4000	34	34	45	48
8000	32	32	40	45

2. The maximum allowable sound pressure level in dBA to any receiving Class B land from:

	Class A Land	Class B Land	Class C Land	Class D Land
dBA	55	55	60	65

- B. Except as specified elsewhere in this Rule, no person shall cause, allow or permit the emission of sound during nighttime hours from any noise source located on any Class A, Class B, Class C or Class D land to any receiving Class B land when measured within such Class B receiving land which exceeds either of the following:

1. The maximum allowable sound pressure level in dB for any octave band frequency to any receiving Class B land from:

Frequency (Hz)	Class A Land	Class B Land	Class C Land	Class D Land
31.5	72	72	72	75
63	71	71	71	74
125	65	65	65	67
250	57	57	57	63
500	51	51	51	56
1000	45	45	45	51
2000	39	39	39	47
4000	34	34	34	45
8000	32	32	32	40

2. The maximum allowable sound pressure level in dBA to any receiving Class B land from:

	Class A Land	Class B Land	Class C Land	Class D Land
dBA	55	55	55	60

[History: Effective 7-1-86, amended 6-24-87, amended 7-10-95, amended 8-03-09]

4.204 Sound Emitted to Class "C" Land

Except as specified elsewhere in this Rule, no person shall cause, allow or permit the emission of sound from any noise source located on any Class A, Class B, Class C or Class D land to any receiving Class C land when measured within such receiving Class C land which exceeds either of the following:

- A. The maximum allowable sound pressure level in dB for any octave band frequency emitted to any receiving Class C land from:

Frequency (Hz)	Class A Land	Class B Land	Class C Land	Class D Land
31.5	75	75	80	80
63	74	74	78	78
125	67	67	73	73
250	63	63	67	67
500	56	56	61	61
1000	51	51	56	56
2000	47	47	52	52
4000	45	45	48	48
8000	40	40	45	45

- B. The maximum allowable sound pressure level in dBA to any receiving Class C land from:

	Class A Land	Class B Land	Class C Land	Class D Land
dBA	60	60	65	65

[History: Effective 7-1-86, amended 6-24-87, amended 7-10-95, amended 8-03-09]

4.205 Sound Emitted to Class "D" Land

Except as specified elsewhere in this Rule, no person shall cause, allow or permit the emission of sound from any noise source located on any Class A, Class B, Class C or Class D land to any Class D land when measured within such receiving Class D land which exceeds either of the following:

- A. The maximum allowable sound pressure level in dB for any octave band frequency emitted to any receiving Class D land from:

Frequency (Hz)	Class A, Class B, Class C, or Class D Land
31.5	85
63	84
125	79
250	74
500	69
1000	64
2000	59
4000	56
8000	63

- B. The maximum allowable sound pressure level in dBA to any receiving Class D land from:

	Class A Land	Class B Land	Class C Land	Class D Land
dBA	70	70	70	70

{History: Effective 7-1-86, amended 6-24-87, amended 8-03-09}

4.206 Class E Land Use Requirements

- A. Not-for-Profit Establishments that seek to play live or recorded amplified music may apply for a Permit to establish a Class E Land Use.
- B. A Class E Land Use, once permitted, shall:
1. Operate only between the hours of 9 am and 11 pm;
 2. Not exceed 75 dB(A) at the complainant's property line; and
 3. Not be established adjacent to (sharing a property line with) a Class A or Class B Land Use unless the Applicant provides proof that the owner of such Class A and/or Class B properties have agreed in writing to issuance of the Permit.

{History: New 7-13-15}

4.207 Class E Land Use Permit

- A. The application for establishing a Class E Land Use Permit will be made on forms provided by the Division.
- B. Each Permit application shall be heard by the Board to determine whether granting the Permit will be a nuisance detrimental to the public health, safety and welfare and/or unreasonably interfere with surrounding properties' quiet use and enjoyment of their properties. Notice of the Board public hearing will be provided by the applicant to all property owners within 350-feet of the boundary of the proposed Class E Land Use, which shall be mailed at least 14 days prior to the Board meeting. Any application determined to constitute a nuisance if granted shall be denied.

- C. Once approved, the Permit shall not expire, but is revocable by the Division when the Division has documented two (2) Permit violations within any 30-day period or upon the failure by the Applicant to pay any civil penalty assessed for any substantiated Permit violations within 90 days.
- D. Any Permit revocation may be reviewed by the Board through the filing of a request for hearing within 10 days of receipt of any notice of revocation. Revocation appeals will be heard at the next regular Board meeting, unless the next regular meeting is scheduled less than 48 hours after the revocation notice is received. In such case, the Board shall convene a special meeting to be held within 10 days after the request for hearing is received for the purpose of hearing the appeal.
- E. Upon receipt of a notice that the Division has received a noise complaint about the Class E Land Use, the Applicant shall provide the Division with notice before each of the next three (3) events where amplified music will be provided. Each such notice shall be provided to the Division a minimum of 48 hours prior to the start time of the event.
- F. If any one of the Class A or Class B Land Uses adjacent to any established Class E Land Use rescinds or otherwise withdraws a previously signed approval of the Class E Land Use, there shall be a hearing held before the Board for a determination of whether the Class E Land Use designation should be revoked. Revocation under this paragraph shall only occur if the Board determines the manner in which the Class E Land Use is being conducted is materially different than what was originally proposed or approved, based on evidence submitted by staff, the Class E Land Use property representative, any adjacent Class A or Class B property owner or such other evidence the Board deems relevant.

[History: New 7-13-15]

4.208 Impulsive sound

Except as specified elsewhere in this Rule, no person shall cause, allow or permit the emission of impulsive sound from any Class A, Class B, Class C or Class D land which exceeds the allowable A-weighted sound levels (measured with fast dynamic characteristic) specified in the following table at any point within such receiving Class A, Class B, Class C or Class D land.

Classification of Maximum Allowable A-Weighted Sound Levels

Receiving Lands	Class A or Class B	Class A or Class B	Class C or Class D
	Daytime dBA	Nighttime dBA	Daytime or Nighttime dBA
Class A or B	55	55	55
Class C	65	55	75
Class D	65	55	75

[History: Effective 7-1-86, amended 6-24-87, amended 7-10-95, amended 8-03-09, renumbered 7-13-15]

4.209 Construction or Maintenance Operations

- A. No person shall operate or permit the operation of construction or maintenance equipment excluding generators, mudhogs, and well point pumps used in construction or maintenance during nighttime hours. Generators, mudhogs, and well point pumps used during nighttime hours shall not exceed 60 dBA.
- B. The staging of golf course landscaping equipment used in maintenance is allowed from 6 am to 7am during nighttime hours and shall not exceed 60 dBA. The operation of golf course landscaping equipment, during nighttime hours, is expressly prohibited.
- C. No person shall operate or permit the operation of equipment used in construction or maintenance during daytime hours that emits a noise which sound level measured at the complainant's property line in dBA exceeds the following:

	Class A	Class B	Class C	Class D
	Land	Land	Land	Land
dBA	65	65	75	75

- D. Exhaust systems
 - 1. No person shall operate or permit operation of equipment used in construction or maintenance without the exhaust systems or silencers being properly installed on the equipment.
 - 2. All exhaust systems or silencers shall be equal to or better than said equipment normally supplied by the equipment manufacturer as standard equipment in the ability to reduce noise.
 - 3. All exhaust systems or silencers shall be in good repair.

[History: Effective 7-1-86, amended 6-24-87, 9-11-88, 01-10-93, 7-10-95, 8-03-09, 7-12-10, 4-8-13, renumbered 7-13-15]

4.210 Prohibited Sound Emissions

- A. No person shall operate or permit the operation of any alarm, siren, whistle or similar stationary signal device activated by people or equipment (for purposes other than fire, burglary or civil defense) that shall sound continuously for a period exceeding fifteen (15) minutes or that exceeds 60 dBA at the complainant's property line except:
 - 1. To give notice of the time to begin or stop work.
 - 2. For emergency or safety purposes.
 - 3. For testing of safety stationary emergency signaling devices. Testing shall occur at the same time each day between the hours of 8:00 a.m. and 8:00 p.m. for a maximum time period of ten (10) seconds. Testing of the complete system is permitted only once a month.

B. Railroads

It shall be unlawful for any person operating a railroad locomotive to blow or activate or permit to be blown or activated, any horn or whistle for signaling any information, while operating in switching or marshalling areas, which information can be conveyed by the use of hand carried radio, telephones, etc.

C. No person shall operate any motor driven boat (inboard, outboard or air driven) in such a manner as to emit sound in dBA measured at the shoreline of a complainant's property that exceeds the following:

DAYTIME HOURS				
	Class A	Class B	Class C	Class D
	Land	Land	Land	Land
dBA	75	75	75	75

NIGHTTIME HOURS				
	Class A	Class B	Class C	Class D
	Land	Land	Land	Land
dBA	55	55	55	55

D. No person shall operate or permit the operation of powered model vehicles in a public or private space within 100 meters of Class A or Class B land.

E. No person shall operate or test or permit the operating or testing of any motorized unit, i.e. outboard or inboard motor, chain saw or lawn maintenance equipment in Class A, Class B, Class C, or Class D lands between the hours of 9:00 p.m. and 7:00 a.m.

[History: Effective 7-1-86, amended 9-11-88, amended 7-10-95, 8-03-09, amended 8-9-10, renumbered 7-13-15]

4.211 Refuse Service-Dumpster Collection

A. No person shall operate or permit the operation of any trash or refuse service, using a mechanical device for unloading a bin or hopper into a truck, during nighttime hours, within 200 meters of a property that is in a Class A or Class B area, unless a Nighttime Dumpster Collection Permit has been granted by the Board, in accordance with "D" of this subpart.

B. All property owners being serviced by a refuse service company for non-residential solid waste removal shall prominently mark each dumpster with the name and telephone number of the refuse service company and the name of the business being serviced.

C. All labeling of dumpsters shall be completed within 60 days of the effective date of this Rule.

D. The application for a Nighttime Dumpster Collection Permit must be made by the owner or operator of the property to be permitted. The Permit application will be made on forms provided by the Division, and granted, denied, renewed, and revoked as follows:

- 1. Each Permit application shall be heard by the Board to determine whether: 1) there is a reasonable concern of a safety hazard in the continuance of daytime dumpster collection, or 2) granting the Permit would create a nuisance detrimental to the public health, safety and welfare, or 3) granting the Permit would unreasonably interfere with the quiet use and enjoyment of any Class A or Class B properties within 200-**

meters of the proposed nighttime dumpster collection location. Notice of the Board public hearing will be provided by the applicant to all Class A and Class B property owners within 200-meters of the proposed permitted location, which shall be mailed at least 14 days prior to the Board meeting.

At the conclusion of the public hearing, any application determined by the Board to 1) not present sufficient evidence that there is a reasonable concern of a safety hazard for continued daytime dumpster collection, or 2) constitute a nuisance if granted, or 3) unreasonably interfere with the quiet use and enjoyment of any Class A or Class B properties within 200-meters of the proposed permitted location, shall be denied.

2. Once approved, the Permit shall expire on a date five (5) years from the issuance date. Unless the Permittee submits a complete application for Permit renewal and payment of any applicable permit renewal fees prior to expiration of the existing Permit, the existing Permit shall expire and the Permittee's right to nighttime dumpster collection shall terminate. The Permit renewal application approval shall follow the same process as the initial application.
3. The Permit is revocable by the Division if the terms of the Permit are violated. Any Permit revocation may be reviewed by the Board through the filing of a request for hearing within 10 days of receipt of any notice of revocation. Revocation appeals will be heard at the next regular Board meeting, unless the next regular meeting is scheduled less than 48 hours after the revocation notice is received. In such case, the Board shall convene a special meeting to be held within 10 days after the request for hearing is received for the purpose of hearing the appeal.

[History: Effective 8-3-09, renumbered 7-13-15, amended 5-8-17]

4.212 Exceptions

The standards and limitations under PART II of this Rule shall not apply to the following:

- A. The emission of sound in the discharge of weapons at sport shooting ranges as defined and exempted in Section 823.16, Florida Statutes.
- B. Sound emitted from safety relief valves and rupture discs.
- C. Sound emitted from agricultural field machinery used for agricultural activities of a farm as FARM is defined in the Florida Right to Farm Act, Section 823.14, Florida Statutes.
- D. The emission of sound in the performance of emergency work at any time.
- E. The emission of sound for the purpose of alerting persons to the existence of an emergency or a potential danger
- F. The unamplified human voice.
- G. Unamplified carillons, bells or chimes.
- H. Fireworks or outdoor musical entertainment permitted pursuant to Chapter 191, Part 2, Ordinance Code.

- I. Commercial water-borne traffic, mass transportation vehicles, air transportation and rail transportation (except railroad switching yards).

[History: Effective 7-1-86, amended 9-11-88, 01-10-93, 7-10-95, 8-03-09, renumbered 7-13-15]

4.213 Air Conditioning - Refrigeration Equipment

No person shall operate or permit the operation of any air conditioning, air handling or refrigeration equipment that exceeds the following sound levels in dBA to a Class A or Class B land, at the complainant's property line:

	CLASS A	CLASS B
dBA	60	60

[History: Effective 6-24-87, amended 7-10-95, amended 8-03-09, renumbered 7-13-15]

4.214 Vehicle Work in Class A land or Class B land

No person shall perform or permit the operation of maintenance, body repair, engine construction, engine repair or modification to a motor vehicle on Class A or Class B land that exceeds the following sound levels in dBA at the complainant's property line:

	DAYTIME HOURS		NIGHTTIME HOURS	
	Class A	Class B	Class A	Class B
dBA	60	60	55	55

[History: Effective 6-24-87, amended 8-03-09, renumbered 7-13-15]

4.215 Leaf or Trash Blowers and Lawn Maintenance Equipment

- A. No person shall operate or permit the operation of a leaf or trash blower that emits noise exceeding 80 dBA at any complainant's property line, between the hours of 7:00 a.m. and 9:00 p.m.
- B. The operation of leaf or trash blowers and lawn maintenance equipment between the hours of 9:00 p.m. and 7:00 a.m. is prohibited.

[History: Effective 9-11-88, amended 8-03-09, renumbered 7-13-15]

4.216 Parking Lot Cleaning and Trash Removal Service

- A. No person shall operate or permit the operation of any sweeping or cleaning equipment or trash removal service in a parking lot for motor vehicles that emits sound levels at a complainant's property line between the hours of 7:00 a.m. and 9:00 p.m. that exceeds the following dBA levels:

	Class A	Class B
dBA	65	65

or that emits sound levels at a complainant's property line between the hours of 9:00 p.m. and 7:00 a.m. that exceeds the following dBA levels:

	Class A	Class B
dBA	55	55

- B. Any motorized vehicle used for parking lot sweeping or cleaning or trash removal service in a parking lot shall be prominently marked with the company's name and telephone number.

[History: Effective 9-11-88, amended 8-03-09, renumbered 7-13-15]

4.217 Public Address Systems

No person shall operate or permit the operation of any public address system which emits sound in dBA measured at the receiving property that exceeds the following:

DAYTIME HOURS				
	Class A	Class B	Class C	Class D
	Land	Land	Land	Land
dBA	60	60	60	60

NIGHTTIME HOURS				
	Class A	Class B	Class C	Class D
	Land	Land	Land	Land
dBA	60	60	60	60

[History: New Section Number and amended 8-9-10, renumbered 7-13-15]

**PART III
SOUND EMISSION STANDARDS AND LIMITATIONS
FOR MOTOR VEHICLES**

4.301 Equipment Standards Applicable to all Motor Vehicles

A. Exhaust System (Exhaust manifold, mufflers, connecting piping and tailpipes)

No person shall operate or cause or allow the operation of a motor vehicle on a public right of way unless it is at all times equipped with an exhaust system or other sound dissipative device which is:

1. In constant operation and properly maintained;
2. Free from defects which affect sound reductions;
3. Not modified in a manner which will amplify or increase the noise of such vehicle above that emitted by the exhaust system originally installed by the manufacturer.
4. Not equipped with any cutout, bypass or similar device.

B. Exhaust System - Sales

1. No person shall sell, offer for sale or install for use as a part of the equipment of a motor vehicle, any exhaust system or part thereof which when installed, will either permit the sound level emitted by a vehicle to be increased above that emitted by the vehicle as originally manufactured or permit a new type of sound, i.e. a musical sound, to be emitted.
2. Any person holding a retail seller's permit who sells or installs an exhaust system or part thereof, which is in violation of Board Rule 4.301B.1 or the rules adopted pursuant thereto, shall be required to install an exhaust system or part thereof which is in compliance with the noise pollution rules upon demand of the purchaser or registered owner of the vehicle concerned or to reimburse the purchaser or registered owner for the expense of replacement and installation of a exhaust system or part thereof which is in compliance at the election of such purchaser or registered owner.

C. Refrigeration Units

No person shall operate, cause or allow the operation of a refrigeration unit mounted on a vehicle to exceed 55 dBA during nighttime hours at the complainant's property line in a Class A or Class B land.

[History: Effective 7-01-86, amended 7-10-95, amended 8-03-09]

4.302 Horns and Other Warning Devices

- A. No person shall sound any vehicle horn except when reasonably necessary to ensure safe operation of said vehicle.**

- B. No person shall sound any horn on any motor vehicle for a continued period of time that exceeds fifteen (15) seconds. [History Effective 7-01-86]
- C. The Standards contained in Board Rule 4.302A and Board Rule 4.302B shall not apply to warning devices such as horns, whistles and sirens; or to emergency equipment and vehicles, when responding to emergency calls or to tactical military vehicles, but not including vehicles such as staff cars and personnel carriers designed primarily for normal highway use.

[History: revised 7-10-95, amended 8-03-09]

4.303 Standards Applicable to Motorcycles and Motor Driven Cycles

- A. No person shall operate or permit the off-highway operation of motorcycles or motor driven cycles during daytime hours that emit a sound level in dBA at the complainant's property line that exceeds the following:

DAYTIME HOURS				
	Class A	Class B	Class C	Class D
dBA	65	65	75	75

- B. No person shall operate or permit the off-highway operation of motorcycles or motor driven cycles during nighttime hours that emit a sound level in dBA at the complainant's property line that exceeds the following:

NIGHTTIME HOURS				
	Class A	Class B	Class C	Class D
dBA	55	55	65	65

[History: Effective 7-01-86, revised 7-10-95, amended 8-03-09]

4.304 Exceptions

- A. The standards and limitations of Board Rule 4.301 through Board Rule 4.304 shall not apply to:
 1. any vehicle moved by human or animal power;
 2. any vehicle used exclusively upon stationary rails or tracks; and
 3. any vehicle while being used lawfully for racing competition of time racing events.
- B. The standards and limitations of Board Rule 4.301 shall not apply to:
 1. any farm tractor;
 2. any antique vehicle with original equipment only; and
 3. any lawn care maintenance equipment.

[History: Effective 7-01-86, revised 7-10-95, amended 8-03-09]

**PART IV
RULES AND REGULATIONS FOR THE CONTROL OF NOISE FROM
MOTOR RACING FACILITIES**

4.401 General

- A. All motor vehicles operated at facilities for competitive events are exempt from complying with Parts II and III of this Rule.
- B. The requirements and regulations of Part IV of this Rule shall apply equally to the following motor racing facilities:
 - 1. Drag Racing Facilities
 - 2. Oval Racing Facilities
 - 3. Sports Car Racing Facilities
 - 4. Motorcycle Racing Facilities
 - 5. Go-Kart Racing Facilities
 - 6. Motor Powered Models Not Capable of Transporting an Operator
- C. Measurements for sound emissions from all motor racing facilities shall be made at the property line of the complainant.
- D. No race or qualification heat shall be started after 10:00 p.m.
- E. At 10:00 p.m., any race or qualification heat that is 51% completed shall stop. If the race or qualification heat is less than 51% complete, it shall progress until it reaches 51% complete and stop at that time.
- F. No motor racing facility shall cause or allow the use of operation of any vehicle powered by a jet engine.

[History: Effective 7-01-86, amended 6-24-87, amended 8-03-09]

4.402 Mufflers

No motor racing facility shall use or allow the use of or operation of any motor vehicle in any racing event that is not equipped with a well-maintained and properly installed muffler.

[History: Effective 7-01-86, revised 7-10-95, amended 8-03-09]

4.403 Sound Emission Limits from Motor Racing Facilities

Sound emission standards in Class A and Class B land, from motor racing facilities shall be as follows:

- A. 7:00 a.m. to 10:00 p.m. 65 dBA.
- B. 10:00 p.m. to 7:00 a.m. 55 dBA.

[History: Effective 7-01-86, amended 8-03-09]

DONE AND ORDERED This 8th day of May, 2017, at the regular meeting of the Environmental Protection Board, City of Jacksonville.

ENVIRONMENTAL PROTECTION BOARD

BY: 

NICK HOWLAND, CHAIR



ONE CITY. ONE JACKSONVILLE.

City of Jacksonville, Florida

Lenny Curry, Mayor

City Hall at St. James
117 W. Duval St.
Jacksonville, FL 32202
(904) 630-CITY
www.coj.net

MEMORANDUM

TO: Patricia Gee-Jones, MBA/PA, FCCM
Senior Environmental Engineer Manager

FROM: Brierra T. Mack
Environmental Specialist
Asbestos Section

DATE: June 25, 2021

SUBJECT: Radio Lane Residential
Planned Unit Development Application No. 2021 – 0340

The first consideration in a renovation or demolition project must be the determination of what materials are present that contain asbestos. This is done by way of an asbestos survey.

A written asbestos survey is required before demolition of a building (removal of any load bearing, structural supports), and before building renovations (this includes maintenance on various building systems.) These materials could either be coated or covered with asbestos-containing materials. Only a licensed asbestos consultant can perform asbestos surveys in the State of Florida. Only licensed asbestos contractors may remove asbestos-containing materials. All **Regulated Asbestos-Containing Materials (RACM)** must be removed from buildings, prior to demolition activities.

Only single-family residential homes and apartment buildings with four (4) or fewer dwellings are exempt from notification. All other facilities are regulated and must comply with asbestos notification requirements.

A "facility" is any institutional, commercial, public, industrial or residential structure, installation or building, any ship, or any active or inactive waste disposal site. Any building, structure or installation that contains a loft used as a dwelling is not considered residential. Any structure, installation, or building that was previously subject to the Asbestos NESHAP is not excluded regardless of its current use or function.

If the amount of RACM is above threshold levels (160 square feet, 260 linear feet or 35 cubic feet) a Notice of Asbestos Renovation and Demolition is to be submitted to the City's Environmental Quality Division no later than 10 working days prior to the commencement of activity. The asbestos NESHAP, 40 CFR Part 61, Subpart M, requires written notification of demolition or renovation operations under Section 61.145. The notice fulfills this requirement.

Category II material that has a high probability of being crumbled, pulverized or reduced to a powder is to be removed before the demolition begins. Category I non-friable material (packings, gaskets, resilient floor covering, and asphalt roofing products containing more than 1% asbestos) in good condition may be left in place. However, if Category I material is made to become friable, the project would become regulated under the rules of the asbestos NESHAP.

Definitions:

Regulated Asbestos-Containing Material (RACM): (a) friable asbestos material, (b) Category I nonfriable asbestos-containing material that has become friable, or has been subjected to sanding, grinding, cutting or abrading, (c) Category II nonfriable asbestos-containing material that has a high probability of becoming or has become crumbled, pulverized, or reduced to powder by the forces expected to act on the material in the course of demolition or renovation operations.

Friable -- any material containing more than 1% asbestos... that when dry can be crumbled, pulverized, or reduced to powder by hand pressure

Category I material -- asbestos containing packings, gaskets, resilient floor covering and asphalt roofing products containing more than 1% asbestos

Category II material -- any material, excluding Category I nonfriable material, containing more than 1% asbestos

NESHAP -- National Emission Standards for Hazardous Air Pollutants (40 CFR Part 61 Subpart M)

ATTACHED: Notice of Asbestos Renovation or Demolition form



Florida Department of Environmental Protection

Division of Air Resource Management

DEP Form 62-257.900(1)
Effective 10-12-08
Page 1 of 2

NOTICE OF DEMOLITION OR ASBESTOS RENOVATION

- TYPE OF NOTICE (CHECK ONE ONLY): ORIGINAL REVISED CANCELLATION COURTESY
- TYPE OF PROJECT (CHECK ONE ONLY): DEMOLITION RENOVATION
- IF DEMOLITION, IS IT AN ORDERED DEMOLITION? YES NO
- IF RENOVATION:
- IS IT AN EMERGENCY RENOVATION OPERATION? YES NO
- IS IT A PLANNED RENOVATION OPERATION? YES NO

I. Facility Name _____

Address _____

City _____ State _____ Zip _____ County _____

Site _____ Consultant Inspecting Site _____

Building Size _____ (Square Feet) # of Floors _____ Building Age in Years _____

Prior Use: School/College/University Residence Small Business Other _____

Present Use: School/College/University Residence Small Business Other _____

II. Facility Owner _____ Phone (____) _____ Email Address _____

Address _____

City _____ State _____ Zip _____

III. Contractor's Name _____ Phone (____) _____ Email Address _____

Address _____

City _____ State _____ Zip _____

Is the contractor exempt from licensure under section 469.002(4), F.S.? YES NO

IV. Scheduled Dates: (Notice must be postmarked 10 working days before the project start date)

Asbestos Removal (mm/dd/yy) Start: _____ Finish: _____ Demo/Renov (mm/dd/yy) Start: _____ Finish: _____

Description of planned demolition or renovation work to be performed and methods to be employed, including demolition or renovation techniques to be used and description of affected facility components. _____

Procedures to be Used (Check All That Apply):

<input type="checkbox"/> Strip and Removal	<input type="checkbox"/> Glove Bag	<input type="checkbox"/> Bulldozer	<input type="checkbox"/> Wrecking Ball
<input type="checkbox"/> Wet Method	<input type="checkbox"/> Dry Method*	<input type="checkbox"/> Explode	<input type="checkbox"/> Burn Down
OTHER _____			

*MUST OBTAIN PRIOR DEP APPROVAL BEFORE USING A DRY METHOD

VI. Procedures for Unexpected RACM: _____

VII. Asbestos Waste Transporter: Name _____ Phone (____) _____

Address _____

City _____ State _____ Zip _____

VIII. Waste Disposal Site: Name _____ Class _____

Address _____

City _____ State _____ Zip _____

IX. RACM or ACM: Procedure, including analytical methods, employed to detect the presence of RACM and Category I and II nonfriable ACM. _____

Amount of RACM or ACM*

RACM ACM

_____ square feet surfacing material

_____ linear feet pipe

_____ cubic feet of RACM off facility components

_____ square feet cementitious material

_____ square feet resilient flooring

X. Fee Invoice Will Be Sent to Address in Block Below: (Print or Type)

Name: _____
Address: _____
City: _____
State/Zip: _____

*Identify and describe surfacing material and other materials as applicable: _____

I certify that the above information is correct and that an individual trained in the provisions of this regulation (40 CFR Part 61, Subpart M) will be on-site during the demolition or renovation and evidence that the required training has been accomplished by this person will be available for inspection during normal business hours.

(Print Name of Owner/Operator) _____ (Date) _____

(Signature of Owner/Operator) _____ (Date) _____

Instructions

The state asbestos removal program requirements of s. 376.60, F.S., and the renovation or demolition notice requirements of the National Emission Standards for Hazardous Air Pollutants (NESHAP), 40 CFR Part 61, Subpart M, as embodied in Rule 62-257, F.A.C., are included on this form.

Check to indicate whether this notice is an original, a revision, a cancellation, or a courtesy notice (i.e., not required by law). If the notice is a revision, please indicate which entries have been changed or added.

Check to indicate whether the project is a demolition or a renovation.

If you checked demolition, was it **ordered** by the State or a local government agency? If so, in addition to the information required on the form, the owner/operator must provide the name of the agency ordering the demolition, the title of the person acting on behalf of the agency, the authority for the agency to order the demolition, the date of the order, and the date ordered to begin. A copy of the order must also be attached to the notification.

If you checked renovation, is it an **emergency renovation operation**? If so, in addition to the information required on the form, the owner/operator must provide the date and hour the emergency occurred, the description of the sudden, unexpected event, and an explanation of how the event caused unsafe conditions or would cause equipment damage or an unreasonable financial burden. If you checked renovation and it is a **planned renovation operation**, please note that the notice is effective for a period not to exceed a calendar year of January 1 through December 31.

- I. Complete the facility information. This section describes the facility where the renovation or demolition is scheduled. This address will be used by the Department inspector to locate the project site. Provide the name of the consultant or firm that conducted the asbestos site survey/inspection. For "prior use" check the appropriate box to indicate whether the prior use of the facility is that of a school, college, or university; residence, as "residential dwelling" is defined in Rule 62-257.200, F.A.C.; small business, as defined in s. 288.703(1), F.S.; or other. If "other" is checked, identify the use. Please follow the same instructions for "present use."
- II. Complete the facility owner information.
- III. Complete the contractor information.
- IV. List separately the scheduled start and finish dates (month/day/year) for both the asbestos removal portion of the project and the renovation or demolition portion of the project.
- V. Describe and check the methods and procedures to be used for a planned demolition or renovation. Include a description of the affected facility components. (Note: The NESHAP for asbestos, which is adopted and incorporated by reference in Rule 62-204.800, F.A.C., requires obtaining Department approval prior to using a dry removal method in accordance with 40 CFR section 61.145(3)(c)(i).)
- VI. Describe the procedures to be used in the event unexpected RACM is found or previously nonfriable asbestos material becomes crumbled, pulverized, or reduced to powder after start of the project.
- VII. Complete the asbestos waste transporter information.
- VIII. Complete the waste disposal site information.
- IX. List the amount of RACM or ACM of each type of asbestos to be removed. (Note: A volume measurement of RACM off facility components is only permissible if the length or area could not be measured previously.) Identify and describe the listed surfacing material and other listed materials as applicable.
- X. Provide the address where the Department is to send the invoice for any fee due. Do not send a fee with the notification. The fee will be calculated by the Department pursuant to Rule 62-257.400, F.A.C.

Sign the form and mail the original to the district or local air program having jurisdiction in the county where the project is scheduled (**DO NOT FAX**). The correct address can be obtained by contacting the State Asbestos Coordinator at: Department of Environmental Protection, Division of Air Resources Management, 2600 Blair Stone Road, Tallahassee, FL 32399-2400.



ONE CITY. ONE JACKSONVILLE.

City of Jacksonville, Florida

Lenny Curry, Mayor

Environmental Quality Division
214 N. Hogan St., Suite 5000
Jacksonville, FL 32202
(904) 255-7100
www.coj.net

June 25, 2021

MEMORANDUM

TO: Joseph Emery, P.E.
Environmental Engineering Manager

FROM: Charles Hubsch *Charles Hubsch*
Environmental Engineer/Scientist

SUBJECT: Stormwater Pond Operation and Maintenance Requirements for Radio Lane Residential: Planned Unit Development Application Number 2021-0340

Based upon the information provided by the applicant for the above referenced site, the applicant needs to comply with the following City of Jacksonville and Environmental Protection Board rules and regulations regarding pond maintenance and fertilizer application best management practices:

1. The City of Jacksonville Ordinance Code 366, Section 366.606, requires that no person shall apply fertilizer within ten feet, or three feet if a deflector shield or drop spreader is used, of ponds, streams, water courses, lakes, canals, wetlands, or seawalls. Newly planted turf and/or landscape plants may be fertilized in this zone only for the first 60-day establishment period after planting.
2. The City of Jacksonville Ordinance Code 366, Section 366.607, requires the establishment of a low maintenance zone around ponds, streams, water courses, lakes, wetlands, and seawalls. This low maintenance zone is a minimum of six (6) feet from such waterways. The applicant shall follow the restrictions as stated in Section 366.607.
3. In accordance with the City of Jacksonville Environmental Protection Board Rule 3.603, the responsible party for maintaining the proposed stormwater pond shall ensure that the pond is periodically inspected and maintained in accordance with the permitted and approved design.
4. A copy of the City of Jacksonville Ordinance Code Chapter 366, Part 6. Fertilizer Application, is available for review on the City of Jacksonville Website. I can be contacted at telephone number (904) 255-7217 if additional information is requested.

Application For Rezoning To Conventional Zoning District

Planning and Development Department Info

Ordinance # 2021-0340 **Staff Sign-Off/Date** ATW / 04/30/2021

Filing Date 06/02/2021 **Number of Signs to Post** 8

Hearing Dates:

1st City Council 07/27/2021 **Planning Commission** 07/22/2021

Land Use & Zoning 08/03/2021 **2nd City Council** 08/10/2021

Neighborhood Association NONE

Neighborhood Action Plan/Corridor Study NONE

Application Info

Tracking # 3100

Application Status FILED COMPLETE

Date Started 09/01/2020

Date Submitted 09/09/2020

General Information On Applicant

Last Name	First Name	Middle Name
MANN	L	CHARLES

Company Name
MANN-PELLICER

Mailing Address
165 ARLINGTON ROAD

City	State	Zip Code
JACKSONVILLE	FL	32211

Phone	Fax	Email
9047211546	9047211582	CHARLIEMANN1@COMCAST.NET

General Information On Owner(s)

Check to fill first Owner with Applicant Info

Last Name	First Name	Middle Name
LLC.	COVENANT	MEDIA

Company/Trust Name
COVENANT MEDIA, LLC.

Mailing Address
2360 ST JOHNS BLUFF ROAD S #2

City	State	Zip Code
JACKSONVILLE	FL	32246

Phone	Fax	Email
9047211546	9047211582	CHARLIEMANN1@COMCAST.NET

Property Information

Previous Zoning Application Filed For Site?

If Yes, State Application No(s)

Map RE#	Council District	Planning District	From Zoning District(s)	To Zoning District
Map 067216 0000	14	4	PBF-2	RMD-D

Ensure that RE# is a 10 digit number with a space (##### #)

Existing Land Use Category

PBF

Land Use Category Proposed?**If Yes, State Land Use Application #**

5477

Total Land Area (Nearest 1/100th of an Acre) 14.24**Justification For Rezoning Application**

TO PERMIT RESIDENTIAL INFILL HOUSING

Location Of Property**General Location**

NORTH SIDE OF RADIO LANE

House #	Street Name, Type and Direction	Zip Code
5555	RADIO LN	32205

Between Streets

ELLIS ROAD and LASOTA AVE

Required Attachments For Formal, Complete application

The following items must be attached to each application in the order prescribed below. All pages of the application must be on 8½" X 11" paper with provision for page numbering by the staff as prescribed in the application instructions manual. Please check each item below for inclusion of information required.

Exhibit 1 A very clear, accurate and legible legal description of the property on the form provided with application package (Exhibit 1). The legal description (which may be either lot and block or metes and bounds) should not be a faint or distorted copy that is difficult to read or duplicate.

Exhibit A Property Ownership Affidavit - Notarized Letter(s).

Exhibit B Agent Authorization - Notarized letter(s) designating the agent.

Supplemental Information

Supplemental Information items are submitted separately and not part of the formal application

- One copy of the Deeds to indicate proof of property ownership.

Public Hearings And Posting Of Signs

No application will be accepted until all the requested information has been supplied and the required fee has been paid. Acceptance of a completed application does not guarantee its approval by the City Council. The applicant will be notified of public hearing dates on this application upon the filing of the application. The applicant or authorized agent **MUST BE PRESENT** at the public hearings. The required SIGN(S) must be POSTED on the property **BY THE APPLICANT** within 5 days after the filing of an application. The sign(s) may be removed only after final action of the Council and must be removed within 10 days of such action.

The applicant must also pay for the required public notice stating the nature of the proposed request which is required to be published in an approved newspaper **AT LEAST 14 DAYS IN ADVANCE OF THE PUBLIC HEARING**. (The Daily Record - 10 North Newnan Street, Jacksonville, FL 32202 • (904) 356-2466 • Fax (904) 353-2628) Advertising costs are payable by the applicant directly to the newspaper and the applicant must furnish **PROOF OF PUBLICATION** to the Planning and Development Department, 214 North Hogan Street, Ed Ball Building, Suite 300, Jacksonville, Florida, 32202, prior to the public hearing.

Application Certification

I, hereby, certify that I am the owner or the authorized agent of the owner(s) of the property described herein, that all answers to the questions in this application and all information contained in the material attached to and made a part of this application, are accurate and true to the best of my knowledge and belief. I also attest by my signature that all required information for this rezoning application is completed and duly attached in the prescribed order. Furthermore, if the package is found to be lacking the above requirements, I understand that the application will be returned for correct information.

Agreed to and submitted

Filing Fee Information

1) Rezoning Application's General Base Fee: \$2,000.00

2) Plus Cost Per Acre or Portion Thereof

14.24 Acres @ \$10.00 /acre: \$150.00

3) Plus Notification Costs Per Addressee

Notifications @ \$7.00 /each:

4) Total Rezoning Application Cost:

NOTE: Advertising Costs To Be Billed to Owner/Agent

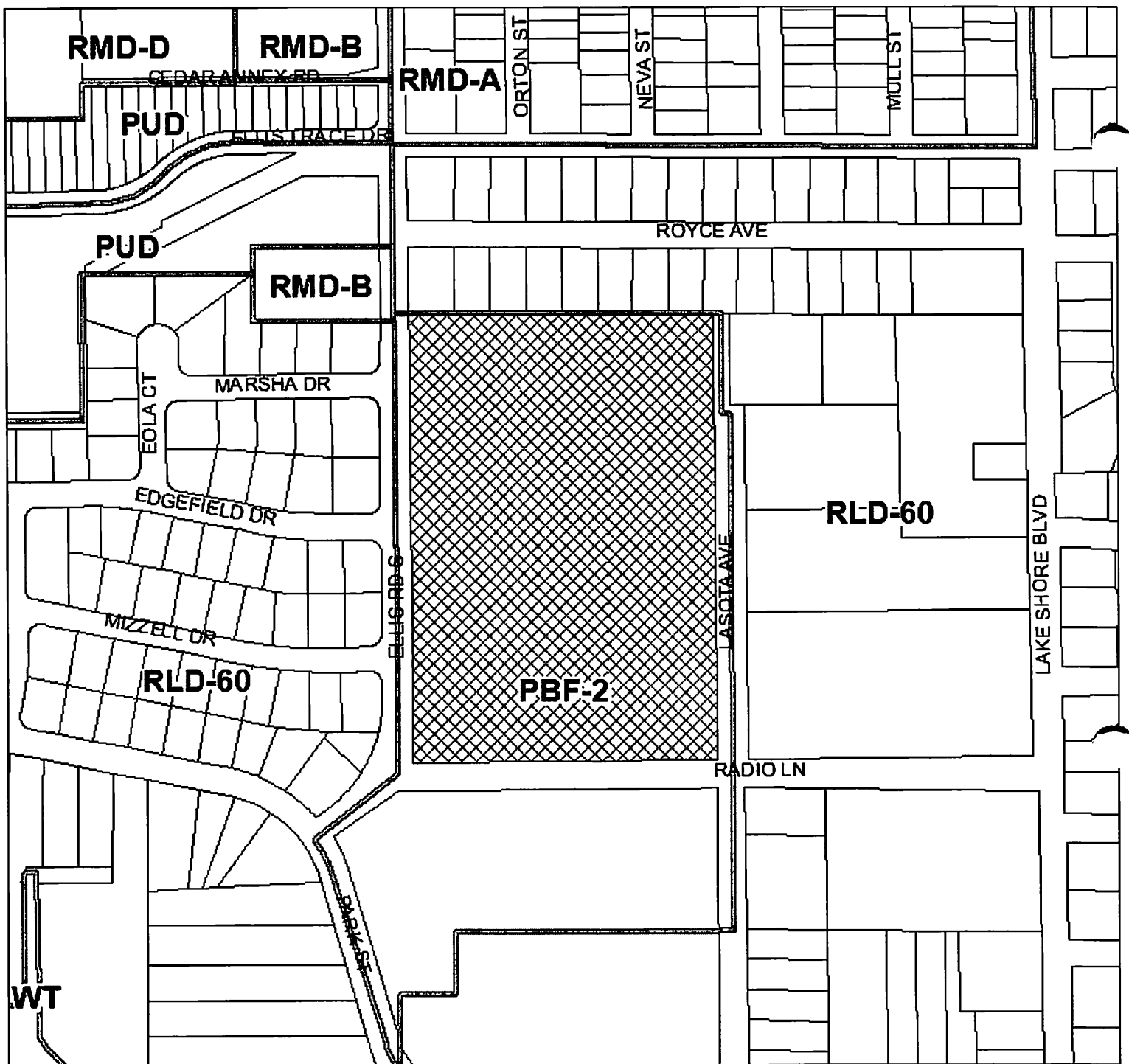
EXHIBIT 1
Legal Description

PARCEL ID NUMBER: 067893-0000

Tracts Seven (7), Nine (9), and Eleven (II), Cedar Creek Farms, according to plat recorded in Plat Book 3, Page 86, of the current Public Records of Duval County, Florida, Excepting therefrom any portion of the same shown as streets and alleys on the plat of Brookfield, Plat Book 6, page 20, the said property being also known as Block Seven (7), Nine (9), and Eleven (1 1), Brookfield, according to plat recorded in Plat Book 6, page 20 of the current Public Records of Duval County, Florida, and also known as Metropolis Company's Replat of Block Seven (7), Nine (9) and Eleven (II), Brookfield, according to plat recorded in Plat Book 19, page 46, of the current Public Records of Duval County, Florida.

May 3, 2021

**Exhibit 1
Page 1 of 1**

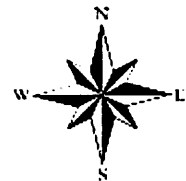
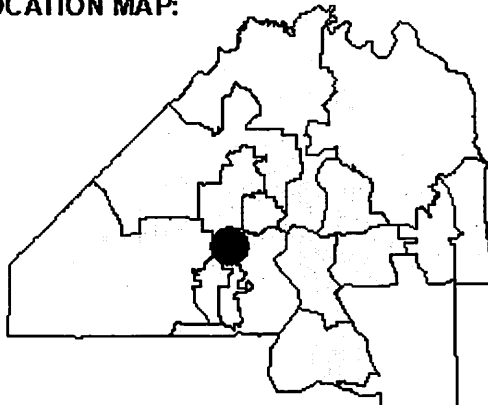


REQUEST SOUGHT:

FROM: PBF-2

TO: PUD

LOCATION MAP:



0 115 230 460



Feet

COUNCIL DISTRICT:

14

TRACKING NUMBER

T-2020-3100

**EXHIBIT 2
PAGE 1 OF 1**

EXHIBIT A - Property Ownership Affidavit

Date: August 24, 2020

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:
5555 Radio Lane, Jacksonville, FL 32205

To Whom it May Concern:
For Covenant Media, LLC

I By: _____ hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for Land Use Change & Rezoning submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

If Owner is Corporate Entity:*

Print Corporate Name:

Covenant Media, LLC

By _____

By Dr. Jeana Tomlinson

Print Name: _____

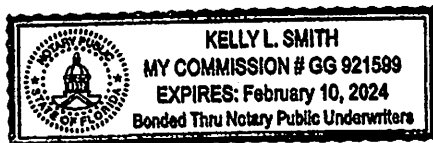
Print Name: Dr. Jeana Tomlinson

Its: Vice-President / Secretary / Treasurer

*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL

Sworn to and subscribed and acknowledged before me this 24th day of August 2020, by _____, who is personally known to me or who has produced drivers license as identification and who took an oath.



(Signature of NOTARY PUBLIC) [Signature]
(Printed name of NOTARY PUBLIC) Kelly L. Smith

State of Florida at Large.
My commission expires: 2-10-24

COVENANT MEDIA LLC
3949 ATLANTIC BLVD
JACKSONVILLE, FL 32207

Primary Site Address
5555 RADIO LN
Jacksonville FL 32205-

Official Record Book/Page
18221-01856

Title #
6430

5555 RADIO LN

Property Detail

RE #	067216-0000
Tax District	GS
Property Use	1700 Office 1-2 Story
# of Buildings	1
Legal Desc.	For full legal description see Land & Legal section below
Subdivision	01123 METROPOLIS COS R/P TRACTS
Total Area	620202

Value Summary

Value Description	2020 Certified	2021 In Progress
Value Method	CAMA	CAMA
Total Building Value	\$113,603.00	\$112,442.00
Extra Feature Value	\$16,015.00	\$17,109.00
Land Value (Market)	\$287,756.00	\$287,756.00
Land Value (Agric.)	\$0.00	\$0.00
Just (Market) Value	\$417,374.00	\$417,307.00
Assessed Value	\$417,374.00	\$417,307.00
Cap Diff/Portability Amt	\$0.00 / \$0.00	\$0.00 / \$0.00
Exemptions	\$0.00	See below
Taxable Value	\$417,374.00	See below

The sale of this property may result in higher property taxes. For more information go to [Save Our Homes](#) and our [Property Tax Estimator](#). 'In Progress' property values, exemptions and other supporting information on this page are part of the working tax roll and are subject to change. Certified values listed in the Value Summary are those certified in October, but may include any official changes made after certification [Learn how the Property Appraiser's Office values property.](#)

Taxable Values and Exemptions – In Progress

If there are no exemptions applicable to a taxing authority, the Taxable Value is the same as the Assessed Value listed above in the Value Summary box.

County/Municipal Taxable Value
No applicable exemptions

SJRWMD/FIND Taxable Value
No applicable exemptions

School Taxable Value
No applicable exemptions

Sales History

Book/Page	Sale Date	Sale Price	Deed Instrument Type Code	Qualified/Unqualified	Vacant/Improved
18221-01856	12/8/2017	\$298,000.00	QC - Quit Claim	Unqualified	Improved
05809-00030	5/31/1984	\$300,000.00	WD - Warranty Deed	Unqualified	Improved
05572-01317	9/30/1982	\$290,000.00	WD - Warranty Deed	Unqualified	Improved
04509-01194	11/15/1977	\$184,500.00	WD - Warranty Deed	Unqualified	Improved
03356-01067	4/27/1972	\$50,000.00	WD - Warranty Deed	Unqualified	Improved

Extra Features

LN	Feature Code	Feature Description	Bldg.	Length	Width	Total Units	Value
1	PVAC1	Paving Asphalt	1	0	0	17,478.00	\$12,497.00
2	FWDC1	Fence Wood	1	0	0	127.00	\$464.00
3	GRWC2	Garage/Util Bdg Wood	1	0	0	325.00	\$1,957.00
4	GRWC2	Garage/Util Bdg Wood	1	0	0	260.00	\$1,565.00
5	FCLC1	Fence Chain Link	1	0	0	160.00	\$626.00

Land & Legal

Land

LN	Code	Use Description	Zoning Assessment	Front	Depth	Category	Land Units	Land Type	Land Value
1	7000	INSTITUTIONAL	PBF-2	0.00	0.00	Common	620,164.00	Square Footage	\$287,756.00

Legal

LN	Legal Description
1	19-46 30-25-26E 14.237
2	METROPOLIS COMPANYS R/P
3	O/R 18221-1856

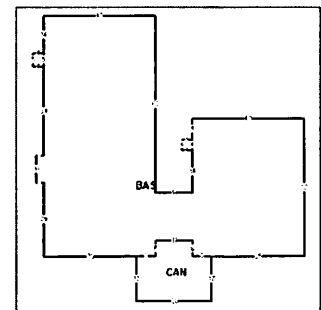
Buildings

Building 1
Building 1 Site Address
5555 RADIO LN Unit
Jacksonville FL 32205-

Building Type	1701 - OFFICE 1-2 STY
Year Built	1950
Building Value	\$112,442.00

Type	Gross Area	Heated Area	Effective Area
Base Area	6288	6288	6288
Canopy	16	0	4
Canopy	20	0	5
Canopy	560	0	140
Total	6884	6288	6437

Element	Code	Detail
Exterior Wall	15	15 Concrete Blk
Exterior Wall	16	16 Frame Stucco
Roof Struct	4	4 Wood Truss
Roofing Cover	4	4 Built Up/T&G
Interior Wall	8	8 Decorative Cvr
Interior Wall	3	3 Plastered
Int Flooring	5	5 Asphalt tile
Int Flooring	14	14 Carpet
Heating Fuel	4	4 Electric
Heating Type	4	4 Forced-Ducted
Air Cond	3	3 Central
Ceiling Wall Finish	5	5 S Ceil Wall Fin
Comm Htg & AC	1	1 Not Zoned
Comm Frame	4	4 D-Wood Frame



Element	Code	Detail
---------	------	--------

Property Appraiser - Property Details

Stories	1.000
Baths	6.000
Rooms / Units	28.000
Avg Story Height	10.000

2020 Notice of Proposed Property Taxes Notice (TRIM Notice)

Taxing District	Assessed Value	Exemptions	Taxable Value	Last Year	Proposed	Rolled-back
Gen Govt Ex B&B	\$417,374.00	\$0.00	\$417,374.00	\$4,754.93	\$4,775.55	\$4,575.21
Public Schools: By State Law	\$417,374.00	\$0.00	\$417,374.00	\$1,621.56	\$1,526.34	\$1,570.37
By Local Board	\$417,374.00	\$0.00	\$417,374.00	\$934.21	\$938.26	\$904.70
FL Inland Navigation Dist.	\$417,374.00	\$0.00	\$417,374.00	\$13.30	\$13.36	\$12.77
Water Mgmt Dist. SJRWMD	\$417,374.00	\$0.00	\$417,374.00	\$100.32	\$95.45	\$95.45
Gen Gov Voted	\$417,374.00	\$0.00	\$417,374.00	\$0.00	\$0.00	\$0.00
School Board Voted	\$417,374.00	\$0.00	\$417,374.00	\$0.00	\$0.00	\$0.00
			Totals	\$7,424.32	\$7,348.96	\$7,158.50

Description	Just Value	Assessed Value	Exemptions	Taxable Value
Last Year	\$415,572.00	\$415,572.00	\$0.00	\$415,572.00
Current Year	\$417,374.00	\$417,374.00	\$0.00	\$417,374.00

2020 TRIM Property Record Card (PRC)

This PRC reflects property details and values at the time of the original mailing of the Notices of Proposed Property Taxes (TRIM Notices) in August.

Property Record Card (PRC)

The PRC accessed below reflects property details and values at the time of Tax Roll Certification in October of the year listed.

2020**2019****2018****2017****2016****2015****2014**

- To obtain a historic Property Record Card (PRC) from the Property Appraiser's Office, submit your request here: 

More Information

[Contact Us](#) | [Parcel Tax Record](#) | [GIS Map](#) | [Map this property on Google Maps](#) | [City Fees Record](#)



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

Detail by Entity Name

Florida Limited Liability Company
COVENANT MEDIA, LLC

Filing Information

Document Number L10000032224
FEI/EIN Number 27-2288916
Date Filed 03/23/2010
Effective Date 04/01/2010
State FL
Status ACTIVE

Principal Address

3949 ATLANTIC BOULEVARD
JACKSONVILLE, FL 32207

Changed: 02/08/2021

Mailing Address

3949 ATLANTIC BOULEVARD
JACKSONVILLE, FL 32207

Changed: 02/08/2021

Registered Agent Name & Address

Tromberg, Fred
4925 BEACH BLVD
JACKSONVILLE, FL 32207

Name Changed: 03/07/2018

Address Changed: 02/19/2019

Authorized Person(s) Detail

Name & Address

Title MGR

NEW COVENANT MINISTRIES, INC.
3949 ATLANTIC BOULEVARD
JACKSONVILLE, FL 32207

Title PD

TOMLINSON, WILEY, BISHOP
4929 SKYWAY DRIVE
APARTMENT #6519
JACKSONVILLE, FL 32246

Title VD

TOMLINSON, JEANA, DR.
4929 SKYWAY DRIVE
APARTMENT #6519
JACKSONVILLE, FL 32246

Title ELDER, DIRECTOR

CAMPBELL, WENDY
P O BOX 43366
JACKSONVILLE, FL 32203

Title ELDER, DIRECTOR

SMITH, FABIENNE N, DR
7304 ELVIA DR
JACKSONVILLE, FL 32211

Title ELDER, DIRECTOR

WALKER, MARY
1105 BIMINI ROAD
JACKSONVILLE, FL 32216

Annual Reports

Report Year	Filed Date
2019	02/19/2019
2020	03/19/2020
2021	02/08/2021

Document Images

02/08/2021 -- ANNUAL REPORT	View image in PDF format
03/19/2020 -- ANNUAL REPORT	View image in PDF format
02/19/2019 -- ANNUAL REPORT	View image in PDF format
03/07/2018 -- ANNUAL REPORT	View image in PDF format
04/06/2017 -- ANNUAL REPORT	View image in PDF format
04/27/2016 -- ANNUAL REPORT	View image in PDF format
04/29/2015 -- ANNUAL REPORT	View image in PDF format
06/09/2014 -- ANNUAL REPORT	View image in PDF format
06/10/2013 -- ANNUAL REPORT	View image in PDF format
01/21/2012 -- ANNUAL REPORT	View image in PDF format
01/12/2011 -- ANNUAL REPORT	View image in PDF format
03/23/2010 -- Florida Limited Liability	View image in PDF format



Florida Department of State, Division of Corporations



EXHIBIT B - Agent Authorization Affidavit- Property Owner

Date: August 24, 2020

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Agent Authorization for the following site location: 5555 Radio Lane Jacksonville, FL 32205

Ref# 067216-0000

To Whom it May Concern:

You are hereby advised that the undersigned is the owner of the property described in Exhibit 1 attached hereto. Said owner hereby authorizes and empowers I. Charles Mann to act as agent to file application(s) for Land use change & rezoning for the above-referenced property and in connection with such authorization to file such applications, papers, documents, requests and other matters necessary for such requested change.

If Owner is Individual:

If Owner is Corporate Entity:*

Print Corporate Name:

Covenant Media LLC

By _____

By Dr. Jeana Tomlinson

Print Name: _____

Print Name: Dr. Jeana Tomlinson

Its: Vice-President/Treasurer

*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL

Sworn to and subscribed and acknowledged before me this 24th day of August 2020, by Dr. Jeana Tomlinson, who is personally known to me or who has produced drivers license as identification and who took an oath.

Kelly L. Smith

(Signature of NOTARY PUBLIC)

Kelly L. Smith

(Printed name of NOTARY PUBLIC)



State of Florida at Large. 2-10-24
My commission expires: _____

EXHIBIT C

Binding Letter

Date: August 24, 2020

City of Jacksonville
Planning and Development Department
Jacksonville, Florida 32202

Re: Radio Lane

PUD

Ladies and Gentlemen:

You are hereby advised that the undersigned, owner of the above referenced property, being more particularly described in the PUD document attached hereto and by reference made a part hereof, hereby agrees to bind its successor(s) in title to development in accordance with (a) the site plan and the written description of the proposed development plan submitted with the rezoning application and (b) any conditions set forth by the City Council of the City of Jacksonville in the rezoning ordinance. Owner also agrees to proceed with the development of the subject property in accordance with items (a) and (b) above and will complete such development in accordance with the site plan approved by that ordinance. Provisions shall be made by written agreement for continuing operation and maintenance of all common areas and facilities that are not to be provided, operated or maintained by the City of Jacksonville.

Sincerely,

For Covenant Media, LLC

By: 

(Owner's Signature)

Its: Vice-President/Treasurer

EXHIBIT 3
WRITTEN DESCRIPTION
Radio Lane Residential PUD
May 3, 2021

I. PROJECT DESCRIPTION

The fee simple owner of the real property identified in the attached Exhibit A, RE# 067216-0000 (the "Property"), which contains approximately 14.24 acres, is currently designated Public Buildings and Facilities (PBF). The property is zoned PBF-2 and is vacant and unkempt. The property is accessible from three public rights-of-way, including Radio Lane, Ellis Road South, and Lasota Avenue. The site is less than 250 feet from Park Street, which is identified as a Collector Roadway, according to the City's 2030 Comprehensive Plan.

The subject site is well within the Urban Area of the City and is appropriate for higher density residential uses. The project is a textbook Infill Development, which the Comprehensive Plan defines as, *Development or redevelopment of land that is/has been vacant, bypassed, and underutilized but is located within areas that already have infrastructure, utilities, and public facilities. The use of infill development, among others, promotes the best use of resources and also will tend to have a positive impact upon the tax and other fiscal policies.* Consequently, the developer has identified this location as an Infill Housing Site, permitting the construction of new duplexes among the various older developments in proximity. Therefore, the applicant had previously submitted a Land Use Amendment, seeking to revise the designation from PBF to Low Density Residential (LDR). That amendment has been reviewed by the State of Florida, with no objections from them.

The Comprehensive Plan's Map Series serve to support the request for rezoning demonstrating that this property is appropriate for the nominal increase in density, given the existence of underutilized infrastructure and the positive impacts such new development would bring to the area. Considering the proximity to a JTA bus line, being just over one quarter of a mile, and the existence of bike lanes/sidewalks along both Park Street and Lake Shore Boulevard, the project promotes numerous goals and objectives for infill type projects. Further, similar duplex development exists along Ellis Trace Drive West, lying just to the northwest of the subject property.

Surrounding development and zoning include large vacant tracts to the east, across Lasota Avenue, designated LDR and zoned RLD-60. To the north, properties are developed as single-family homes, also designated LDR/RLD-60. The property to the south, across Radio Lane is developed and utilized as a house of worship, being designated PBF/PBF-2. To the west and northwest, across Ellis Road South, properties and development is mixed, being a mix of MDR and LDR, and zoned RLD-60, RMD-B, RMD-D and PUD. The later zonings including a mix of housing types, including single family dwellings, duplexes and quadruplexes.

The applicant has utilized the professional services of Mr. L. Charles Mann in preparing this request. No other professionals have yet been engaged. The parcel is currently yet undeveloped

and has no significant or unique characteristics. There are no noticeable variations in elevation across the property.

The PUD will permit the site to be developed with a maximum of 46 duplex structures (92 attached single-family dwelling units), each lot being a minimum 30 feet in width and having not less than 3,000 square feet of area. While the proposal is seen by the city as a multi-family use, the planned design promotes a more compatible development pattern, being more similar to the older single-family homes existing in the vicinity, as well as consistent with the development trends along Ellis Trace. The density of the project is less than seven units per acre, being more consistent with the Low Density Residential (LDR) Category.

It is appropriate to promote the infill of this area, considering the existence of infrastructure as well as the trend to smaller lots, found in residential development today. The proposed rezoning and development project promote the goals, objectives, and policies of the City's 2030 Comprehensive Plan and serve to assist in revitalizing the area, bringing in new residents, in lieu of vacant and unkempt tracts that have a blighting influence and act to support illicit activity.

The proposed duplexes are comparable to those established by the Zoning Code and maintain building separations as per the required code standards. Additionally, the development provides the code standard front and side yards. The PUD is utilized to provide certainty to the community about the development density, and product type. The development will act to promote new activity in the community, stabilizing the current home values and being sensitive to the concerns of other residents in proximity. For the landowner, the project will permit them to utilize an infill parcel in an efficient and productive manner.

The Property is to be operated and used in accordance with the terms and limitations of this PUD ordinance and its supporting exhibits, as a 46 duplex development subdivision. The property will be developed in consonance with the goals and objectives of the Low Density Residential Land Use Category of the City of Jacksonville 2030 Comprehensive Plan Future Land Use Element. Further, all future maintenance and operations will be the sole responsibility of the land owner(s), in compliance with the Municipal Ordinance for the City of Jacksonville and this PUD. Construction would be intended to commence immediately upon approval of the zoning and engineering entitlements.

II. USES AND RESTRICTIONS

The Property currently consists of one parcel but will be further divided as depicted on the attached site plan (Exhibit E) dated April 13, 2021 (the "Site Plan," which is incorporated herein

by this reference).

A. *Permitted Uses:*

1. Duplexes on individual parcels consistent with the site development standards established herein, and as depicted on the Site Plan attached to this application (Exhibit “E”).

B. Accessory uses shall be as outlined in the Zoning Code and consistent Section 656.403 of the Zoning Code.

III. DEVELOPMENT STANDARDS

A. *Dimensional Standards.*

Residential Single Family

1. *Minimum parcel area and yard areas:* The minimum lot size, lot width and yard areas for structures shall be as follows:

Lot Size – 3,000 square feet

Lot Width – 30 feet

Yards

Front: 15 feet and 22 feet for the garage face

Side: 0 between units in the same structure and 5 feet on the opposite side, assuring that in no case shall a structure be located closer than 10 feet from another principal structure (between buildings of the same development).

Rear: 10 feet

2. *Maximum parcel or sub-parcel coverage by all buildings and structures:* 60%

3. *Maximum height of structures:* Thirty-Five (35) feet.

B. Ingress, Egress and Circulation.

1. Vehicular ingress and egress shall be substantially as shown on the Site Plan.

C. Site Design and Landscaping.

1. The development will meet or exceed the Provisions of Part 12, Zoning Code.
2. The development will include fencing, along all boundaries, providing a minimum 6 foot tall, 80% opaque fence to be located on all property boundaries. While the use itself is more similar to a single-family home, the provision of a screen wall will assure that the product type is not discernable from the outside.

D. Building Orientation

1. *General:*

The ensuing residential development will be situated in a manner that permits an efficient use of the property while insuring a desirable parcel for a home. Driveway orientations will be to the roadway of which the parcels abut.

IV. JUSTIFICATION FOR PLANNED UNIT DEVELOPMENT CLASSIFICATION FOR THIS PROJECT

As noted above in the Project Description Section of this PUD, a PUD is the appropriate vehicle to permit development for this parcel. The proposed rezoning promotes infill development, at a more intensive location than would be appropriate for other single family uses and assures a more compatible development type than would be permitted under the existing zoning. A conventional zoning would not adequately restrict the density and possibly affect the existing character of the area. Further, the PUD also offers certainty in the development type, promoting compatibility with the existing mix of unit types.

The proposed project is consistent with the general purpose and intent of the City of Jacksonville 2030 Comprehensive Plan and Land Use Regulations. The proposed rezoning is a reasonable manner by which to permit the infill of an undeveloped property for a compatible use that will coexist while acting as a transition between the single family and

multi-family uses already existing in the vicinity. This PUD is designed to promote the usable nature of the property while furthering numerous Goals, Objectives and Policies of the 2030 Comprehensive Plan. Specifically:

Is more efficient and effective than would be possible through strict application of the City of Jacksonville Land Use Regulations or a conventional zoning district which are suburban based, do not convey a sense of place, and which do not act to promote such clustering;

Represents an appropriate development density, designed to promote a logical transition between the established uses in a sustainable and desirable development pattern on an infill location;

Will promote the purposes of the 2030 Comprehensive Plan, including the following:

1. Goal 3, FLUE
2. Objective 3.1, FLUE
3. Policy 3.1.3, FLUE
4. Policy 3.1.6, FLUE

V. SUCCESSORS IN TITLE

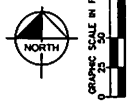
All successors in title to the Property, or any portion of the Property, shall be bound to the conditions of this PUD.

VI. PUD REVIEW CRITERIA

- A. *Consistency with Comprehensive Plan.* The applicants have filed and continue to pursue an Amendment to the Comprehensive Plan, which if approved, will change the Future Land Use Designation to MDR. Both single and multi-family dwellings are permitted under the LDR Land Use Category. The use and amount (density) proposed in the PUD would be consistent with this designation and compatible with the varying densities in proximity to this parcel.
- B. *Consistency with the Concurrency Management System.* The development of the Property will comply with the requirements of the Concurrency Management/ Mobility System.

- C. *Allocation of Residential Land Use.* The proposed PUD is intended to permit residential duplexes (attached single family dwellings), and be designed in such a way as to appear most similar to other single-family homes located in the vicinity.
- D. *Internal Compatibility/Vehicular Access.* Vehicular access to the site is available from Ellis Road. Vehicular access to the development will be reviewed and approved by the City of Jacksonville.
- E. *External Compatibility/Intensity of Development.* The intent of the development is to foster infill development at a density that is sustainable and respective of the surrounding built residential developments to the north and west. The design, unit count and buffer standards combine to create an appropriate infill project.
- F. The use will be consistent with the development patterns in proximity and structures will be oriented in a manner that will foster a sustainable community while reducing externalities otherwise associated with varying housing types.
- F. *Recreation/Open Space.* The PUD will comply with the Comprehensive Plan with relation to this matter.
- G. *Impact on Wetlands.* Any development activity which would impact wetlands will be permitted in accordance with local, state and federal requirements.
- H. *Listed Species Regulations.* Not Applicable.
- I. *Off-Street Parking & Loading Requirements.* The development will comply with Part 6, Zoning Code
- J. *Sidewalks, Trails, and Bikeways.* The development will be consistent with the 2030 Comprehensive Plan.
- K. *Stormwater Retention.* Stormwater shall be conveyed, treated and stored in accordance with all City of Jacksonville and St. Johns River Water Management District requirements.
- L. *Utilities.* Electric power, water and sewer services are furnished to the Property by the Jacksonville Electric Authority.

PHA PROJECT 04551007 DATE APRIL 13, 2021 SCALE AS SHOWN DESIGNED BY: W.M. CHECKED BY: C.M. CITY OF JACKSONVILLE		SHEET NUMBER 3100	
PUD SITE PLAN RADIO LANE PREPARED FOR ATLEE DEVELOPMENT		KIMLEY-HORN 2020 HORN ROAD, SUITE 100 JACKSONVILLE, FLORIDA 32202 PHONE: 904.251.1000 WWW.KIMLEY-HORN.COM REG. NO. 149	
NO.	REVISIONS	DATE	BY



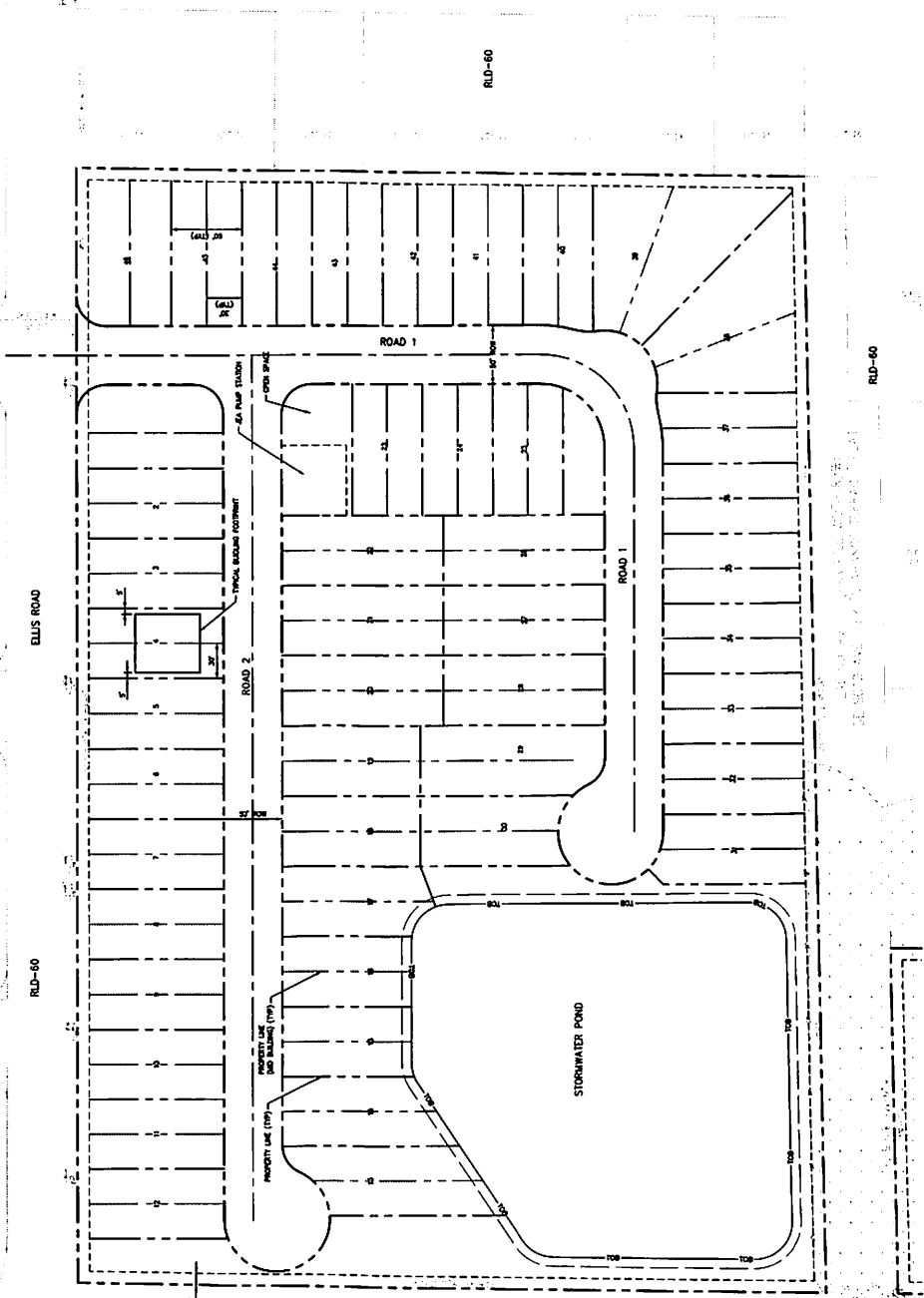
PUD SITE DETAILS
 48 BUILDINGS
 92 LOTS (PAIRED VILLAS)
LOT REQUIREMENTS
 WIDTH = 30' MIN (60' PER BUILDING)
 DEPTH = 100' MIN
PARKING
 REQUIRED - 2 SPACES PER UNIT
 2 REQUIRED SPACES PROVIDED IN
 DRIVEWAY/GARAGE OF EACH UNIT

NOTES:
 1. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 2. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 3. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
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 9. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 10. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.

RD-60

RD-60

3100



RD-60

RADIO LANE

STORMWATER POND

PBF-2

This instrument prepared by:

Michael R. Rocha, Esquire
Petitt Worrell Rocha PLLC
100 N. Tampa St., Suite 3575
Tampa, Florida 33602

17116948 _____ [Space Above This Line for Recording Data] _____
\$298000⁰⁰ QUITCLAIM DEED

THIS QUITCLAIM DEED is made as of the 8th day of December, 2017, by **CITICASTERS CO.**, an Ohio corporation, as ultimate successor in interest to Jacor Broadcasting of Florida, Inc., a Florida corporation, having an address at c/o iHeartMedia, Inc., 200 East Basse Road, San Antonio, Texas 78209, Attn: Real Estate ("**Grantor**"), to and in favor of **COVENANT MEDIA, LLC**, a Florida limited liability company, having an address at 2360 St. John's Bluff Road South, #2, Jacksonville, Florida 32246 ("**Grantee**").

WITNESSETH:

That the Grantor, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby remise, release and quitclaim unto the Grantee and Grantee's successors and assigns forever, all the right, title, interest, claim and demand which Grantor has in and to the following described land in Duval County, Florida:

See Exhibit "A" attached hereto and incorporated herein by reference for the description of the land conveyed herein.

Property Appraiser's ID No: 067216-0000.

TO HAVE AND TO HOLD the same together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the Grantor, either in law or equity, for the use, benefit and profit of Grantee and Grantee's successors and assigns forever.

[Signature Follows on Next Page]

IN WITNESS WHEREOF, the Grantor has executed this deed on the day and year first above written.

WITNESSES:

GRANTOR:

CITICASTERS CO.,
an Ohio corporation

Christi McElwain
Print Name: CHRISTI MCELWAIN

By: *[Signature]*
Name: Stephen G. Davis
Its: Senior Vice President, Real Estate,
Facilities and Capital Management

Joyce Van Diegen
Print Name: Joyce Van Diegen

STATE OF OKLAHOMA
COUNTY OF TULSA

The foregoing instrument was acknowledged before me this 7th day of December, 2017, by Stephen G. Davis, as Senior Vice President, Real Estate, Facilities and Capital Management of CITICASTERS CO., an Ohio corporation, on behalf of said corporation. He is [] personally known to me or has [] produced _____ as identification.

[Signature]
Signature of Notary Public,
Print Name: Carrie Rimmer

My Commission Expires: 9-15-2020



Exhibit A

Tracts Seven (7), Nine (9), and Eleven (11), Cedar Creek Farms, according to plat recorded in Plat Book 3, Page 86, of the current Public Records of Duval County, Florida, Excepting therefrom any portion of the same shown as streets and alleys on the plat of Brookfield, Plat Book 6, page 20, the said property being also known as Block Seven (7), Nine (9), and Eleven (11), Brookfield, according to plat recorded in Plat Book 6, page 20 of the current Public Records of Duval County, Florida, and also known as Metropolis Company's Replat of Block Seven (7), Nine (9) and Eleven (11), Brookfield, according to plat recorded in Plat Book 19, page 46, of the current Public Records of Duval County, Florida.



Availability Letter

Michael Herzberg
Wonderwood Land Trust
12483 Aladdin Road
Jacksonville, Florida 32216

5/5/2021

Project Name: Radio Lane Residential
Availability #: 2021-2019

Attn: Michael Herzberg

Thank you for your inquiry regarding the availability of Electric, Sewer, Water. The above referenced number in this letter will be the number JEA uses to track your project. Please reference this number when making inquiries and submitting related documents. This availability letter will expire two years from the date above.

Point of Connection:

A summary of connection points for requested services are identified on the following page. JEA recognizes Connection Point #1 as the primary point of connection (POC); however, a secondary, conditional POC will be listed if available. JEA assumes no responsibility for the inaccuracy of any service connection portrayed on a JEA utility system record drawing. JEA requires field verification in the form of a Level A SUE of all POCs prior to any plan approval to ensure connection availability. Please note the Special Conditions stated in each section contain pertinent information and additional requirements as well as further instructions. In the event the point of connection is located within a JEA easement located on private property not owned by applicant, applicant shall be responsible to obtain a temporary construction easement (TCE) from the third party owner providing applicant with the right to construct the utilities. **The TCE will need to be provided by JEA prior to setting up a pre-construction meeting.**

Main Extensions and/or Offsite Improvements:

For all utilities located in the public Right of Way or JEA easement, the new WS&R utilities shall be dedicated to JEA upon completion and final inspection, unless otherwise noted. **It shall be the applicant's responsibility to engage the services of a professional engineer, licensed in the State of Florida.** All WS&R construction shall conform to current JEA Water, Sewer & Reuse Design Guidelines which may be found at:

https://www.jea.com/engineering_and_construction/water_and_wastewater_development/reference_material/

Reservation of Capacity:

This availability response does not represent JEA's commitment for or reservation of WS&R capacity. In accordance with JEA's policies and procedures, commitment to serve is made only upon JEA's approval of your application for service and receipt of your payment of all applicable fees.

A detailed overview of the process can be found at JEA.com. This document along with other important forms and submittal processes can be found at

Sincerely,

JEA Water, Sewer Reclaim
Availability Request Team

Availability Number: 2021-2019

Request Received On: 5/3/2021

Availability Response: 5/5/2021

Prepared by: Susan West

Expiration Date: 05/05/2023

Project Information

Name: Radio Lane Residential

Address:

County: Duval County

Type: Electric,Sewer,Water

Requested Flow: 32200

Parcel Number: 067216 0000

Location: Northeast corner of Radio Lane and Ellis Road South

Description: 46 duplex buildings, containing 92 single family units.

Potable Water Connection

Water Treatment Grid: North Grid

Connection Point #1: Existing 12 inch water main along S Ellis R

Connection Point #2:

Water Special Conditions: Connection point not reviewed for site fire protection requirements. Private fire protection analysis is required.

Sewer Connection

Sewer Grid: Buckman

Connection Point #1: Existing 6 inch force main along S Ellis Rd at Royce Ave

Connection Point #2:

Sewer Special Conditions: Connection to the JEA-owned sewer system for your project will require the design and construction of an onsite, JEA owned and maintained pump station, and a JEA dedicated force main (min. 4" dia.). Request a force main connection pressure letter through Step 2 of the SagesGov portal.

Reclaimed Water

Connection

Reclaim Grid: N/A

Connection Point #1:

Connection Point #2:

Reclaim Special Conditions: JEA does not anticipate having reclaim water in this area in the foreseeable future.

Electric Availability:





Electric Special Conditions: The subject property lies within the geographic area legally served by JEA. JEA will provide electric service as per JEA's most current Rules and Regulations.

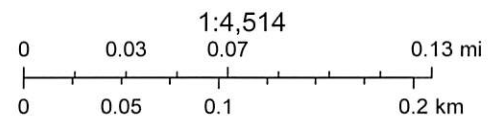
General Conditions: Point of connection location(s) to be field verified by developer during project design. If needed, a development meeting may be scheduled prior to submitting a plan set through the SagesGov portal. Copies of reference drawings may also be requested using the SagesGov portal.

Land Development Review



April 30, 2021

-  Parcels
-  Major Streets
-  Minor Streets
-  Streets Proposed
-  Private Road
-  Limited
-  Collector
-  Public Road
-  Military



RE	LNAME	LNAME2	MAIL_ADDR1	MAIL_ADDR2	MAIL_CITY	MAIL_STATE	MAIL_ZIP
066807 0000	5504 ROYCE AVE LAND TRUST 066807 0000		C/O AAPSA FILE ROOM TD #14-930	P O BOX 48070	JACKSONVILLE	FL	32247
066773 0000	A1 DEAL LLC		C/O POINT TO POINT REALTY SAM HARRISON	101 CENTURY 21 DR	JACKSONVILLE	FL	32216
066770 0000	AILERON REXX		6024 MIZZELL DR		JACKSONVILLE	FL	32205-6813
066735 0000	BADASZEWSKI JOSEPH		6030 MARSHA DR		JACKSONVILLE	FL	32205
066754 0000	BAKER JUDIETH W		6003 MIZZELL DR		JACKSONVILLE	FL	32205-6812
066790 0000	BATES EMORY LEON JR		8562 NUSSBAUM RD		JACKSONVILLE	FL	32210
067223 0100	BLANKENSHIP MICHAEL W		1479 LASOTA AVE		JACKSONVILLE	FL	32205
066753 0000	CAMAMILE BRIAN W		6004 EDGEFIELD DR		JACKSONVILLE	FL	32205-6805
067088 0020	CARLSON EARL D JR		1631 MCCALL RD		JACKSONVILLE	FL	32220
067220 0500	CARTER ONITA PAULINE		6078 TWIN LAKE RD		KEYSTONE HEIGHTS	FL	32656-9727
066809 0000	CASTRO FRANCOIS		5464 ROYCE AVE		JACKSONVILLE	FL	32205
067216 0000	COVENANT MEDIA LLC		3949 ATLANTIC BLVD		JACKSONVILLE	FL	32207
066730 0000	COX CARL D ET AL		6027 MARSHA DR		JACKSONVILLE	FL	32205-6880
067089 0000	CREEKS DEVELOPMENT INC		12443 SAN JOSE BLVD SUITE 201		JACKSONVILLE	FL	32223
066789 0000	CRUZ JASON G DELA		14702 VISTA LUNA DR		DAVIE	FL	33325
066769 0000	DAVIS ELIZABETH M LIFE ESTATE		6030 MIZZELL DR		JACKSONVILLE	FL	32205-6813
066737 0000	DEBIASE ROGER D		6012 MARSHA DR		JACKSONVILLE	FL	32205-6811
066728 0000	DONNELLY NANCY D		1401 EOLA CT		JACKSONVILLE	FL	32205
066739 0000	EDGEFIELD DRIVE LAND TRUST #6003		P O BOX 982		LOMITA	CA	90717
066752 0000	EDGEFIELD HOME LLC		1072 WOLVERTON DR		BOCA RATON	FL	33232
067161 3200	ELLIS TRACE UNIT 4 HOMEOWNERS ASSOCIATION		1111 NICHOLSON RD		JACKSONVILLE	FL	32207-8829
066802 0000	ESCOBALES ANGEL		5542 ROYCE AVE		JACKSONVILLE	FL	32205-6154
066792 0000	EVANS FRANCES W ESTATE		5463 ROYCE AVE		JACKSONVILLE	FL	32205-6153
066776 0000	FISH CHARLENE M LIFE ESTATE		6009 PARK ST		JACKSONVILLE	FL	32205-6820
066733 0000	GOLDEN CHARLES		6003 MARSHA DR		JACKSONVILLE	FL	32205-6880
066777 0000	GONZALEZ LUIS ARMANDO		6015 PARK ST		JACKSONVILLE	FL	32205
066775 0000	GRIFFIN SANDRA FAYE		1474 ELLIS RD S		JACKSONVILLE	FL	32205-6809
066738 0000	HALBROOK NATE		2552 ST AUGUSTINE BLVD		SAINT AUGUSTINE	FL	32086
066813 0000	IVEY CHARLES LEVON JR		5434 ROYCE AVE		JACKSONVILLE	FL	32205-6156
066806 0000	JAX FLIPPERS LLC		3316 WARNELL DR		JACKSONVILLE	FL	32216
066805 0000	JOHNSON MARY NAOMI		5518 ROYCE AVE		JACKSONVILLE	FL	32205-6154
066804 0000	JOHNSON SAMANTHA CHRISTINA		5526 ROYCE AVE		JACKSONVILLE	FL	32221
066755 0000	JOSEY LILLIAN		6011 MIZZELL DR		JACKSONVILLE	FL	32205-6812
066791 0000	KELLEY JO ANN		5455 ROYCE AVE		JACKSONVILLE	FL	32205-6153
066794 0000	LANG COREY		69 TREBLE COVE RD		NORTH CHELMSFORD MA		01863
066796 0000	LANIER JIMMY A ET AL		5517 ROYCE AVE		JACKSONVILLE	FL	32205-6151
066808 0000	MADISON ALLEGRA		5470 ROYCE AVE		JACKSONVILLE	FL	32205
066741 0000	MARTINEZ WALTER ET AL		6733 CHERBOURG AVE S		JACKSONVILLE	FL	32205
066811 0000	MAXJAX INVESTMENTS LLC		1352 SMILING FISH LN		SAINT AUGUSTINE	FL	32080
066797 0000	MERKLEY BARRY DAY ET AL		5525 ROYCE AVE		JACKSONVILLE	FL	32205-6151
067222 0100	MILLENNIAL CHRISTIAN SCHOOLS INC		5975 PARK ST		JACKSONVILLE	FL	32205-6863
066736 0000	MONROE MILDRED		6020 MARSHA DR		JACKSONVILLE	FL	32205-6811
067218 0000	MOORE WILLIAM DALTON		6089 COUNTY ROAD 352		KEYSTONE HEIGHTS	FL	32656-8183
066793 0000	MOTHER OF PEARL PROPERTIES LLC		336 SEAGATE AVE		NEPTUNE BEACH	FL	32266
067065 0000	MOTT KEVIN J		1366 ELLIS RD		JACKSONVILLE	FL	32205
066742 0000	NHEM POCH LIFE ESTATE		6031 EDGEFIELD DR		JACKSONVILLE	FL	32205-6804
066788 0000	OMAR ET AL		2462 SUMMER TREE RD E		JACKSONVILLE	FL	32246

067221 0000	PARK LANE BAPTIST CHURCH	1480 LAKE SHORE BLVD	JACKSONVILLE	FL	32205-7241
066798 0000	PICKETT SAMUEL R	5533 ROYCE AVE	JACKSONVILLE	FL	32205
066774 0000	RENTZ JAMES D	1464 ELLIS RD S	JACKSONVILLE	FL	32205-6809
066732 0000	REYNOLDS WILLIAM A ET AL	C/O DEBORAH D WALTERS	8135 GREEN GLADE RD	JACKSONVILLE	FL 32256
066795 0000	RISSLER STEPHEN A	5524 47TH CT E	BRADENTON	FL	34203
066810 0000	ROBERTS BETTY J ET AL	C/O DEWITT DAVID D	5456 ROYCE AVE	JACKSONVILLE	FL 32205
066803 0000	ROUNDS BRUCE A LIFE ESTATE	1943 NIBLICK DR	JACKSONVILLE	FL	32210-3045
066812 0000	ROYCE LAND TRUST	11250-15 OLD ST AUGUSTINE RD #115	JACKSONVILLE	FL	32257
066740 0000	RY TY ONE LLC	4736 GLORIANNE CIR E	JACKSONVILLE	FL	32207
066757 0000	SAXON MELANIE LYNN	6027 MIZZELL DR	JACKSONVILLE	FL	32205
066751 0000	SEOHO INVESTMENT LLC	8721 HUNTERS CREEK DR S	JACKSONVILLE	FL	32256
066799 0000	SIEGEL JEFFOREY A	5541 ROYCE AVE	JACKSONVILLE	FL	32205-6151
066800 0000	SMITH EDWIN	5549 ROYCE AVE	JACKSONVILLE	FL	32205
	SOUTHWEST	SHIRLEY LOWRY 7044 HYDE GROVE AV	JACKSONVILLE	FL	32210
067223 0095	STEGONSHEK MARTIN	1491 LASOTA AVE	JACKSONVILLE	FL	32205-6162
066756 0000	STOKES MARILYN E	6019 MIZZELL DR	JACKSONVILLE	FL	32205-6812
067088 0030	SULLIVAN DENNIS MICHAEL	5982 PARK ST	JACKSONVILLE	FL	32205
066772 0000	ULERY ROGER R III	6012 MIZZELL DR	JACKSONVILLE	FL	32205-6813
066801 0000	URBAN JANET	3064 PALO VERDE CIR	CAMARILLO	CA	93012
066750 0000	WESTCOTT ANNE LUCRETIA	2260 ERNEST ST	JACKSONVILLE	FL	32204
066771 0000	WYSUPH JASON WAYNE	6018 MIZZELL DR	JACKSONVILLE	FL	32205
066731 0000	YARBROUGH DORINDA	6019 MARSHA DR	JACKSONVILLE	FL	32205

Duval County Tax Collector

Comments - taxcollector@coj.net
Inquiries - (904)255-5700
www.duvaltaxcollect.net

Date: 05/13/2021 Time: 10:58:21

Location: P06 Clerk: JMB

Transaction 0221644

Miscellaneous	
Item: CR - CR587895	
Receipt 0221644.0001-0001	2,895.00
<hr/>	
Total Paid	2,895.00
CHECK 0000001170	2,895.00
<hr/>	
Total Tendered	2,895.00
Total Tendered	2,895.00

Paid By: L CHARLES MANN
Thank You

Date: 4/30/2021
Email: ArimusW@coj.net

nville
or
jt
2211
opment (Z-3100) located at 5555 Radio Lane (RE:

TransCode	IndexCode	SubObject	GLAcct	SubMIn	UserCode	Project	ProjectDtl	Grant	GrantDtl	DocNo	Amount
701	PDCU011	342504									2895.00

Control Number: 221644 | Paid Date: 5/13/2021

Total Due: \$2,895.00

Jim Overton , Tax Collector
General Collections Receipt
City of Jacksonville, Duval County

Account No: CR587895REZONING/VARIANCE/EXCEPTION
Name: Charles L. Mann

Date: 4/30/2021

Address: 165 Arlington Road, Jacksonville FL 32211
Description: Application for Planned Unit Development (Z-3100) located at 5555 Radio Lane (RE: 067216-0000)

Total Due: \$2,895.00