

# City of Jacksonville

117 W Duval St  
Jacksonville, FL 32202



## Committee Meeting Minutes

Hybrid Virtual/In Person Meeting

Tuesday, April 20, 2021

5:00 PM

Council Chambers 1st Floor, City Hall & Virtual

## Land Use & Zoning Committee

*Michael Boylan, Chair*  
*Reggie Gaffney, Vice Chair*  
*Terrance Freeman*  
*Aaron Bowman*  
*Rory Diamond*  
*Al Ferraro*  
*Randy White*

*Legislative Assistant: Jessica Smith*  
*Legislative Assistant: Vonya Balogh*  
*Attorney: Shannon Eller*  
*Research Assistant: Yvonne Mitchell*  
*Planning Dept.: Folks Huxford*  
*Planning Dept.: Kristen Reed*  
*Planning Dept.: Bruce Lewis*  
*Planning Dept.: Laurie Santana*  
*Sgt. at Arms: Chris Hancock*

If a person decides to appeal any decision made by the Council with respect to any matter considered at such meeting, such person will need a record of the proceedings, and for such purposes, such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Public Hearings and Public Participation

MEETING TIME: 5:00 P.M.

(Please join the meeting by 4:45 P.M.)

LUZ COMMITTEE ZOOM MEETING ID: 994 4558 8941

LUZ COMMITTEE ZOOM MEETING PASSWORD: 13486

COMMENTS: CCMEETING04272021@COJ.NET

During the term of the Emergency, the Council President or a Committee Chair may limit public hearings that are required to remain open for items that are being deferred to a later date, so long as the public hearing is held immediately prior to City Council or Committee final action. Evidence and testimony may be submitted any time through the public participation/public hearing email address provided for each Council cycle. Findings regarding Quasi-Judicial hearings. Applicants may request deferral of quasi-judicial matters until the conclusion of the Emergency. If an applicant chooses to proceed with a quasi-judicial matter using the emergency procedures provided herein, the applicant acknowledges that these procedures may be subject to legal challenge by an affected party. Such acknowledgment shall appear on the face of the Land Use and Zoning Committee Agenda throughout the term of the Emergency. Council Members may request deferrals of specific applications due to the emergency.

**Pursuant to Council Rule 2.201, Committee Chairs are authorized to schedule separate CMT meetings for any items on their agendas, as often as the Chair, at his or her discretion, desires. Notices for such special meetings shall comply with the language herein regarding notices.**

For matters which have state-mandated public hearings pursuant to Chapter 166, Florida Statutes, and the Jacksonville Ordinance Code, including quasi-judicial matters and those items which fall under the public participation requirements of Section 286.0114, Florida Statutes, the Council must allow for the public to provide their comments by participation in the CMT meeting or by electronic mail, written comment, or other stated method, as applicable. Instructions for the public as to the methods of communication should be provided in the notice.

**A quorum of the Committee Members (4) will need to be present in-person, but other members may attend utilizing Communications Media Technology (CMT). The meeting will discuss topics related to the background and charge of the Committee and any other items noted on the meeting's agenda or at the discretion of the Chair. The public will be encouraged to share general comments with individual Council Members by email or telephone. CCMeeting04272021@coj.net is the designated email for comments to be including as a part of this meeting.**

**The meeting noticed herein for Tuesday, April 20, 2021, 5:00 PM, can be accessed virtually through the Zoom.US- computer application or in-person at Council Chambers. Council Members, City staff, and the public may attend the meeting at the physical location- Council Chambers, but CDC guidelines will be adhered to due to COVID-19. Concurrent with the expiration of Mayor Curry's Emergency Executive Proclamation 2020-005, any member of the public entering City-owned public buildings may choose to wear a mask inside the building. Council will encourage social distancing by maintaining the recommended 6-foot separation between individuals and will limit seating in Council Chambers, Council conference rooms, and offices to maintain social distancing. Council strongly encourages the use of masks for all employees and visitors, especially when social distancing at 6 feet (or more) is not possible. Council will make masks available for visitors and the public.**

**All evidence, testimony and argument presented to the Council shall be afforded equal consideration regardless of the method of communication.**

**Meeting Convened: 5:00 PM****Meeting Adjourned: 7:45 PM****Attendance: Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White****CM Becton (2021-0101, 2021-0102, 2021-0103, 2021-0104)****CM Dennis (2021-0145)****Item/File No.****Title History**

1.     [2020-0020](#)   ORD-Q Rezoning at 3323 Loretto Rd., 0 Fairbanks Rd., 3318 Fairbanks Rd & 3301 Kennedy Ln. (23.59± Acres) btwn Kennedy Ln & Lazy Willow Ln. – RR-Acre to PUD – Murel G. Cissell Living Trust & Cissell Real Estate Holdings, LLC. (Dist 6-Boylan) (Lewis) (LUZ) (SECPAC Deny) (Ex-Parte: CMs Boylan, Wilson, Diamond, Bowman, Dennis, DeFoor, R.Gaffney, Freeman & Hazouri)  
1/14/20 CO Introduced: LUZ  
1/22/20 LUZ Read 2nd & Rerefer  
1/28/20 CO Read 2nd & Rereferred: LUZ  
2/11/20 CO PH Only  
3/17/20 LUZ Meeting Cancelled COVID-19/Emergency-No Action  
3/24/20 CO Meeting Cancelled COVID-19/Emergency-No Action  
4/7/20 LUZ Meeting Cancelled COVID-19/PH Cont 4/21/20, per 2020-200-E  
11/17/20 LUZ Meeting Cancelled-No Action  
LUZ PH – 2/19/20, 3/17/20, 4/7/20, 4/21/20, 6/16/20, 8/4/20, 8/18/20, 9/1/20, 9/15/20, 10/6/20, 10/20/20, 11/4/20, 11/17/20, 12/1/20, 1/20/21, 2/2/21, 2/17/21, 3/2/21, 3/16/21, 4/6/21, 4/20/21, 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601- 2/11/20

**PH OPEN/CONT 5/4/21. No speakers.**

2. [2020-0340](#) ORD Adopt Small-Scale FLUM Amendmnt to 2030 Comp Plan at 0 Florence St., btwn Phyllis St. & Florence St. (0.07± Acres) – LI to MDR – Hoose Homes & Investments, LLC. (Appl# L-5447-20C) (Dist 9- Dennis) (Reed) (LUZ) (PD Deny) (Rezoning 2020-341)  
6/23/20 CO Introduced: LUZ  
7/21/20 LUZ Read 2nd & Rerefer  
7/28/20 CO Read 2nd & Rereferred: LUZ  
8/11/20 CO PH Addn'l 8/25/20  
8/25/20 CO PH Cont'd 9/8/20, per 2020-200-E  
9/8/20 CO PH Cont'd 9/22/20, per 2020-200-E  
9/22/20 CO PH Cont'd 10/13/20, per 2020-200-E  
10/13/20 CO PH Cont'd 10/27/20, per 2020-200-E  
10/27/20 CO PH Cont'd 11/10/20, per 2020-200-E  
11/10/20 CO Meeting Cancelled - No Action  
11/17/20 LUZ Meeting Cancelled - No Action  
11/24/20 CO PH Cont'd 12/8/20  
12/8/20 CO PH Cont'd 1/12/21  
1/12/21 CO PH Cont'd 1/26/21  
1/26/21 CO PH Cont'd 2/9/21  
2/9/21 CO PH Cont'd 2/23/21  
2/23/21 CO PH Cont'd 3/9/21  
3/9/21 CO PH Cont'd 3/23/21  
3/23/21 CO PH Cont'd 4/13/21  
4/13/21 CO PH Cont'd 4/27/21  
LUZ PH - 8/18/20, 9/1/20, 9/15/20, 10/6/20, 10/20/20, 11/4/20, 12/1/20, 1/20/21, 2/2/21, 2/17/21, 3/2/21, 3/16/21, 4/6/21, 4/20/21, 5/4/21  
Public Hearing Pursuant to Sec 163.3187, F.S. & Chapt 650, Pt 4, Ord Code - 8/11/20 & 8/25/20, 9/8/20, 9/22/20, 10/13/20, 10/27/20, 11/10/20, 11/24/20, 12/8/20, 1/12/21, 1/26/21, 2/9/21, 2/23/21, 3/9/21, 3/23/21, 4/13/21,4/27/21

**PH OPEN/CONT 5/4/21. No speakers.**

3. [2020-0341](#) ORD-Q Rezoning at 0 Florence St. (0.07± Acres), btwn Phyllis St. & Florence St. – IL to RMD-A – Hoose Homes & Investments, LLC. (Dist 9-Dennis) (Cox) (LUZ)  
(Small-Scale 2020-340)  
6/23/20 CO Introduced: LUZ  
7/21/20 LUZ Read 2nd & Rerefer  
7/28/20 CO Read 2nd & Rereferred: LUZ  
8/11/20 CO PH Addn'l 8/25/20  
8/25/20 CO PH Cont'd 9/8/20, per 2020-200-E  
9/8/20 CO PH Cont'd 9/22/20, per 2020-200-E  
9/22/20 CO PH Cont'd 10/13/20, per 2020-200-E  
10/13/20 CO PH Cont'd 10/27/20, per 2020-200-E  
10/27/20 CO PH Cont'd 11/10/20, per 2020-200-E  
11/10/20 CO Meeting Cancelled - No Action  
11/17/20 LUZ Meeting Cancelled - No Action  
11/24/20 CO PH Cont'd 12/8/20  
12/8/20 CO PH Cont'd 1/12/21  
1/12/21 CO PH Cont'd 1/26/21  
1/26/21 CO PH Cont'd 2/9/21  
2/9/21 CO PH Cont'd 2/23/21  
2/23/21 CO PH Cont'd 3/9/21  
3/9/21 CO PH Cont'd 3/23/21  
3/23/21 CO PH Cont'd 4/13/21  
4/13/21 CO PH Cont'd 4/27/21  
LUZ PH - 8/18/20, 9/1/20, 9/15/20, 10/6/20, 10/20/20, 11/4/20, 12/1/20, 1/20/21, 2/2/21, 2/17/21, 3/2/21, 3/16/21, 4/6/21, 4/20/21, 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 - 8/11/20 & 8/25/20, 9/8/20, 9/22/20, 10/13/20, 10/27/20, 11/10/20, 11/24/20, 12/8/20, 1/12/21, 1/26/21, 2/9/21, 2/23/21, 3/9/21, 3/23/21, 4/13/21,4/27/21

**PH OPEN/CONT 5/4/21. No speakers.**

4. [2020-0385](#) ORD-Q Rezoning at 2619 & 0 Ignition Dr., & 0 Duval Rd., (174.0± Acres), btwn Duval Rd., & Armsdale Rd. –PUD to PUD- NP Jacksonville Industrial, LLC., NP Jacksonville Industrial I, LLC. & NP Jacksonville Industrial Park Association, Inc. (Dist 7-R.Gaffney) (Abney) (LUZ) (PD & PC Amd/Apv) (Ex-Parte: CMs R. Gaffney & Bowman)  
7/28/20 CO Introduced: LUZ  
8/4/20 LUZ Read 2nd & Rerefer  
8/11/20 CO Read 2nd & Rereferred: LUZ  
8/25/20 CO PH Only  
11/17/20 LUZ Meeting Cancelled - No Action  
4/20/21 LUZ PH Amend/Approve 7-0  
LUZ PH – 9/1/20,10/6/20,10/20/20, 11/17/20, 12/1/20, 1/5/21,1/20/21, 2/2/21, 2/17/21, 3/2/21, 3/16/21, 4/20/21  
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 8/25/20

**ExParte: Gaffney/Bowman Report: Lewis**

**PH opened and closed. Speaker (support): Caleb Moore**

**Motion/2nd moved the amendment striking (E) and adding the Gaffney condition - Gaffney/Ferraro**

**Motion/2nd moved as amended - Ferraro/Gaffney**

**PH AMEND/APPROVE**

**Aye:** 7 - Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White

**AMENDMENT:**

1. Revised Exhibit 3 – Revised PUD Written Description dated April 15, 2021 to correct acreage
2. Revised Exhibit 4 – Revised PUD Site Plan dated March 15, 2021 to correct acreage

**PD/PC RECOMMENDATIONS:**

1. A traffic study must be provided for the proposed intersection with Duval Road. The study shall have a signal warrant analysis and a left and right turn lane analysis . Any required improvements at the proposed intersection will be the responsibility of the developer. The traffic study shall also have a traffic impact analysis for all the existing ramps at the Interstate 295/Duval Road interchange.
2. All uses in the development may share the following signs:
  - a. West side of Duval Road -One externally illuminated monument sign not to exceed 200 square feet and 30 feet height.
  - b. Ease side of Duval Road -One externally illuminated monument sign not to exceed 200 square feet and 30 feet height.
  - c. 1-295 right-of way -Three externally illuminated monument signs not to exceed 200 square feet each and 30 feet height, spaced no closer than 200 feet apart.
  - d. Interior buildings - One internally or externally illuminated monument sign not to exceed 30 square feet and six feet height for each building.
  - \*STRIKE: e. Wall signage - Not to exceed 24 square feet per each building.\*
3. The developer shall provide a forty-foot-wide landscape buffer along 1-295 containing at least one tree (at least 2.5 inch caliper) for every 30 linear feet of roadway frontage in addition to the ten-foot-wide vehicle use area buffer and plantings otherwise required by Ordinance Code (existing retaining plant material may be used toward this requirement).
4. Adjacent to residential property, the developer shall provide a ten-foot-wide undisturbed natural buffer with a six foot high berm in addition to the vegetated buffer described in the written description.

**CM R. GAFFNEY CONDITION:**

1. The applicant shall remediate offsite drainage impacts from the subject property, subject to the review and approval of the Planning and Development Department.



5. [2020-0391](#) ORD-Q Rezoning at 8113 Alton Ave, & 8129 Alton Ave (0.99± Acres) btwn Acme St. & Bowlan St N – CO to PUD – North Florida Land Trust Inc. (Dist 1-Morgan) (Abney) (LUZ) (Ex-Parte: CM Morgan)  
7/28/20 Introduced: LUZ  
8/4/20 LUZ Read 2nd & Rerefer  
8/11/20 CO Read 2nd & Rereferred: LUZ  
8/25/20 CO PH Only  
4/6/21 LUZ PH Sub/Rerefer 7-0  
4/13/21 CO Substitute/Rereferred:LUZ 19-0  
LUZ PH – 9/1/20, 9/15/20, 10/6/20, 10/20/20, 11/4/20, 12/1/20, 1/20/21, 2/2/21, 2/17/21, 3/2/21, 3/16/21, 4/6/21 & 6/2/21  
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 8/25/20 & 5/25/21

**DEFER  
PH 6/2/21**

**(Item was Re-Advertised)**

6. [2020-0575](#) ORD-Q Rezoning at 0 Pearl St. N. (0.22± Acres) btwn 18th St. W. & 19th St. W. – CN to CCG-1 – Emilio Montilla Investments, Inc. (Dist 7-R. Gaffney) (Cox) (LUZ)  
9/22/20 CO Introduced: LUZ  
10/6/20 LUZ Read 2nd & Rerefer  
10/13/20 CO Read 2nd & Rereferred: LUZ  
10/27/20 CO PH Only  
11/17/20 LUZ Meeting Cancelled - No Action  
LUZ PH – 11/4/20, 11/17/20, 12/1/20, 1/20/21, 2/2/21, 2/17/21, 3/2/21, 3/16/21, 4/6/21, 4/20/21, 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 10/27/20

**Ex Parte: None**

**PH OPEN/CONT 5/4/21. No speakers.**

**(Defer at Request of Applicant)**

7. [2020-0661](#) ORD-Q Rezoning at 0 Cedar Point Rd (10.36± Acres), btwn Boney Rd & Nungezer Rd – RR-Acre to PUD – Rawls Ranch, Inc. (Dist 2-Ferraro) (Lewis) (LUZ) (PD Deny) (PC Amd/Apv) (Ex-Parte: CMs Bowman, Boylan & R. Gaffney)  
10/27/20 Introduced: LUZ  
11/4/20 LUZ Read 2nd & Rerefer  
11/10/20 CO Meeting Cancelled - No Action  
11/17/20 LUZ Meeting Cancelled - No Action  
11/24/20 CO PH Read 2nd & Rereferred: LUZ  
LUZ PH – 12/1/20, 1/5/21, 1/20/21, 2/2/21, 2/17/21, 3/2/21, 3/16/21, 4/6/21, 4/20/21, 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 11/24/20

**ExParte : None**

**Speakers (oppose): Jimmy Wood/Deborah Wood/Jean Fraser**

**Council Member Ferraro announced he will be speaking with the agent on 04/21/2021 to discuss legislation.**

**PH OPEN/CONT 5/4/21**

**(Defer at Request of LUZ Chair Boylan)**

8. [2020-0680](#) ORD Transmitting a Proposed Large Scale Revision to FLUM of 2030 Comp Plan at 0, 14370, 14380 & 14410 Normandy Blvd., btwn Normandy Blvd. & Manning Cemetery Rd. (103.85± Acres) - AGR-III & AGR-IV to LDR & RR – Wilbur C. Bell, Donna F. Bell, Pamela D. Burch-Dyer, Geoffrey P. Dyer & Rory E. Vilett. (Appl# L-5482-20A ) (Dist 12-White) (McDaniel) (LUZ) (JWC Apv) (PD & PC Apv)  
 11/24/20 CO Introduced: LUZ  
 12/1/20 LUZ Read 2nd & Rerefer  
 12/8/20 CO PH Addn'l PH 1/12/21/Read 2nd & Rereferred: LUZ  
 1/12/21 CO PH Cont'd 1/26/21  
 1/26/21 CO PH Cont'd 2/9/21  
 2/9/21 CO PH Cont'd 2/23/21  
 2/23/21 CO PH Cont'd 3/9/21  
 3/2/21 LUZ PH Sub/Rerefer 4-0  
 3/9/21 CO PH Sub/Rereferred: LUZ 16-0  
 4/13/21 CO PH; Addn'l PH 4/27/21  
 4/20/21 LUZ PH Approve 7-0  
 LUZ PH – 1/5/21, 1/20/21, 2/2/21, 2/17/21, 3/2/21 & 4/20/21  
 Public Hearing Pursuant to Sec 163.3184(3), F.S. & Chapt 650, Pt 4, Ord Code – 12/8/20 & 1/12/21, 1/26/21, 2/9/21, 2/23/21, 3/9/21 & 4/13/21 & 4/27/21

**Report: Reed**

**PH opened and closed. Speaker (support): William Michaelis (agent).**

**Motion/2nd moved to approve - Ferraro/Gaffney**

**PH APPROVE**

**Aye:** 7 - Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White

9. [2020-0689](#) ORD-Q Rezoning at 0 Broward Rd, btwn Zoo Parkway & Broward Rd (113.47± Acres) – RLD-90 & RMD-A to PUD - Charles M. Broward, ET AL. (Dist 8-Pittman) (Abney) (LUZ) (Ex-Parte: CMs Bowman, Salem, Boylan, Pittman, DeFoor, Carlucci, Diamond & Freeman)  
 11/24/20 CO Introduced: LUZ  
 12/1/20 LUZ Read 2nd & Rerefer  
 12/8/20 CO PH Read 2nd & Rereferred: LUZ  
 LUZ PH – 1/5/21, 1/20/21, 2/2/21, 2/17/21, 3/2/21, 4/6/21, 5/4/21  
 Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 12/8/20

**DEFER**

**(PH NEXT CYCLE ON 5/4/21)**

10. [2020-0744](#) ORD Adopting a Small-Scale FLUM Amendmnt to 2030 Comp Plan at 0 Buffalo Ave., btwn 55th St. E. & 50th St. E. (7.97± Acres) – LI to HI – Buffalo Land & Timber, LLC. ( Appl# L-5495-20C) (Dist 7-R.Gaffney) (McDaniel) (LUZ) (PD Deny) (PC Amd/Apv) (Rezoning 2020-745)  
12/8/20 Introduced: LUZ  
1/5/21 LUZ Read 2nd & Rerefer  
1/12/21 CO Read 2nd & Rereferred: LUZ  
1/26/21 CO PH Addn'l PH 2/9/21  
2/9/21 CO PH Cont'd 2/23/21  
2/23/21 CO PH Cont'd 3/9/21  
3/9/21 CO PH Cont'd 3/23/21  
3/23/21 CO PH Cont'd 4/13/21  
4/13/21 CO PH Cont'd 4/27/21  
LUZ PH – 2/2/21, 2/17/21, 3/2/21, 3/16/21, 4/6/21, 4/20/21, 5/4/21  
Public Hearing Pursuant to Sec 163.3187, F.S. & Chapt 650, Pt 4, Ord Code – 1/26/21 & 2/9/21, 2/23/21, 3/9/21, 3/23/21, 4/13/21,4/27/21

**PH OPEN/CONT 5/4/21. No speakers.**

**(Defer at Request of CM R. Gaffney)**

**AMENDMENT:**

**Subject to maintaining a 90 foot wide strip of LI land use along the northern boundary of the property**

11. [2020-0745](#) ORD-Q Rezoning at 0 Buffalo Ave., (10.92± Acres) btwn 55th St. E. & 50th St. E. – IL to PUD – Buffalo Land & Timber, LLC. (Appl# L-5495-20C) (Dist 7-R.Gaffney) (Quinto) (LUZ) (NW CPAC Deny) (PD Deny) (PC Amd/Apv) (Ex-Parte: CMs R. Gaffney, Boylan, DeFoor, Ferraro, Diamond & Freeman)  
(Small-Scale 2020-744)  
12/8/20 CO Introduced: LUZ  
1/5/21 LUZ Read 2nd & Rerefer  
1/12/21 CO Read 2nd & Rereferred: LUZ  
1/26/21 CO PH Addn'l PH 2/9/21  
2/9/21 CO PH Cont'd 2/23/21  
2/23/21 CO PH Cont'd 3/9/21  
3/9/21 CO PH Cont'd 3/23/21  
3/23/21 CO PH Cont'd 4/13/21  
4/13/21 CO PH Cont'd 4/27/21  
LUZ PH – 2/2/21, 2/17/21, 3/2/21, 3/16/21, 4/6/21, 4/20/21, 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 - 1/26/21 & 2/9/21, 2/23/21, 3/9/21, 3/23/21, 4/13/21,4/27/21

**ExParte: Ferraro/Diamond/Boylan/Freeman. No speakers.**

**PH OPEN/CONT 5/4/21.**

**(Defer at Request of CM R. Gaffney)**

**AMENDMENT:**

- 1. Truck delivery of tree and source separated, pre-consumer food waste/organic waste, not to include post-consumer food waste such as meat, fish, poultry, dairy, or manure;**
- 2. Mulching of tree waste/debris, limited to the operational hours of 7am-4pm, for a week of grinding (5 business days) every two months;**
- 3. Dumping, mixing and outdoor containment of mulch and source separated food waste, with containment "stacks" not to exceed twenty (20) feet in height;**
- 4. Dust resulting from normal operations will be controlled by on-site water tanks;**
- 5. Odors will be controlled by immediately covering the food/organic waste with tree/wood mulch, as well as by turning the compost piles weekly.**
- 6. "No Heavy Industrial uses shall be allowed within the northern 90 feet of the property and will serve as a buffer between the allowed uses in the PUD and the existing residential uses."**

12. [2021-0011](#) ORD-Q Rezoning at 0 Heckscher Dr., btwn Legend Ln. & Orahood Ln. (1.474± Acres) – PUD to PUD – Relentless HD, LLC. (Dist 2-Ferraro) (Corrigan) (LUZ) (NCPAC Deny) (Ex-Parte: CMs Boylan & DeFoor)  
1/12/21 CO Introduced: LUZ  
1/20/21 LUZ Read 2nd & Rerefer  
1/26/21 CO Read 2nd & Rereferred: LUZ  
2/9/21 CO PH Only  
LUZ PH – 2/17/21, 3/2/21, 4/6/21, 4/20/21, 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 2/9/21

**PH OPEN/CONT 5/4/21. No speakers.**

13. [2021-0043](#) ORD-Q Rezoning at 0 Jones Rd & 4802 Jones Rd, (16.15± Acres) btwn Pritchard Rd & Magill – RR-Acre to RLD-60 - Iris S. Buchanan (as Trustee of the Iris S. Buchanan Revocable Trust Agreement dated 3/5/01) (R.E. #'s 003355-0000 & 003368-0000) as Defined & Classified Under Zoning Code. (Dist 8-Pittman) (Quinto) (LUZ) (PD Apv) (PC Procedural Deny) (Ex-parte: CMs Pittman, Carlucci, Boylan, White, R. Gaffney, Diamond, Boylan & Ferraro)  
1/26/21 CO Introduced: LUZ  
2/2/21 LUZ Read 2nd & Rerefer  
2/9/21 CO Read 2nd & Rereferred: LUZ  
2/23/21 CO PH Only  
LUZ PH – 3/2/21, 3/16/21, 4/6/21, 4/20/21, 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 2/23/21

**Speakers (oppose): Patricia Jones; (support): Paul Harden (agent).**

**PH OPEN/CONT 5/4/21**

**(Defer at Request of Applicant)**

14. [2021-0073](#) ORD-Q Apv Waiver of Min Rd. Frontage Appl WRF-21-01 at 1934 Bartram Rd., btwn Embassy Dr. & Milmar Dr. N., Owned by Joshua T. Gideon, Et Al., Requesting to Reduce Min Rd. Frontage Requirements from 48Ft to 24Ft in RLD-60. (Dist 5-Cumber) (Abney) (LUZ) (PD Amd/Apv)  
2/9/21 CO Introduced: LUZ  
2/17/21 LUZ Read 2nd & Rerefer  
2/23/21 CO Read 2nd & Rereferred: LUZ  
3/9/21 CO PH Only  
3/16/21 LUZ PH Amend/Approve 7-0  
3/23/21 CO Postponed to 4/13/21 18-0  
4/13/21 CO Rereferred:LUZ 19-0  
LUZ PH – 3/16/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 3/9/21

**DEFER****(Item is being Re-Advertised)**

15. [2021-0098](#) ORD Transmitting a Proposed Large Scale Revision to FLUM of 2030 Comp Plan at 9412 Feagles Farm Rd., 9431 Feagles Farm Rd. & 6047 Jones Rd. (475.16±Acres) – AGR-III to LDR – Lori Feagle Putnam, Et Al. (Appl# L-5497-20A) (Dist 8-Pittman) (Reed) (LUZ) (PD & PC Apv)  
2/23/21 CO Introduced: LUZ  
3/2/21 LUZ Read 2nd & Rerefer  
3/9/21 CO Read 2nd & Rereferred: LUZ  
3/23/21 CO PH Addn'l PH 4/13/21  
4/13/21 CO PH Cont'd 4/27/21  
4/20/21 LUZ PH Amend/Approve 7-0  
LUZ PH - 4/6/21, 4/20/21  
Public Hearing Pursuant to Chapt 163.3184(3), F.S. & Chap 650, Pt.4, C.R. – 3/23/21 & 4/13/21,4/27/21

**Report: Reed**

**PH opened and closed. Speakers (oppose): Patricia Jones; (support) Paul Hardin (agent).**

**Motion/2nd moved to amend - Gaffney/Ferraro**

**Motion/2nd moved as amended - Gaffney/Ferraro**

**PH AMEND/APPROVE**

**Aye:** 7 - Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White

**AMENDMENT:****Scrivener's**

16. [2021-0101](#) ORD Adopting a Small-Scale FLUM Amendmnt to 2030 Comp Plan at 7981 Baymeadows Cir. W., btwn Baymeadows Cir. E. & Baymeadows Cir. W. (8.69± Acres) – NC to MDR – D.R. Horton, Inc. - Jax. (Appl# L-5509-20C) (Dist 11-Becton) (Lukacovic) (LUZ) (SECPAC Deny) (PD & PC Apv)  
(Rezoning 2021-102)  
2/23/21 CO Introduced: LUZ  
3/2/21 LUZ Read 2nd & Rerefer  
3/9/21 CO Read 2nd & Rereferred: LUZ  
3/23/21 CO PH Addn'l PH 4/13/21  
4/13/21 CO PH Cont'd 4/27/21  
4/20/21 LUZ PH Approve 7-0  
LUZ PH: 4/6/21, 4/20/21  
Public Hearing Pursuant to Chapt 163.3187, F.S. & Chapt 650, Pt 4, Ord Code – 3/23/21 & 4/13/21,4/27/21

**Report: Reed**

**PH opened and closed. Speaker (support): T.R. Hainline (agent).**

**Motion/2nd moved to approve - Gaffney/Ferraro**

**PH APPROVE**

**Aye:** 7 - Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White



17. [2021-0102](#) ORD-Q Rezoning at 7981 Baymeadows Cir. W. (16.96± Acres) btwn Baymeadows Cir. E. & Baymeadows Cir. W. – PUD to PUD – D.R. Horton, Inc.- Jax. (Appl# L-5509-20C) (Dist 11-Becton) (Lewis) (LUZ) (SECPAC Deny) (PD & PC Apv) (Small-Scale 2021-101)  
2/23/21 CO Introduced: LUZ  
3/2/21 LUZ Read 2nd & Rerefer  
3/9/21 CO Read 2nd & Rereferred: LUZ  
3/23/21 CO PH Addn'l PH 4/13/21  
4/13/21 CO PH Cont'd 4/27/21  
4/20/21 LUZ PH Approve 7-0  
LUZ PH - 4/6/21, 4/20/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 — 3/23/21 & 4/13/21,4/27/21

**ExParte: None Report: Lewis**

**PH opened and closed. Speaker (support): T.R. Hainline (agent).**

**Motion/2nd moved to approve - Gaffney/Ferraro**

**PH APPROVE**

**Aye:** 7 - Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White

18. [2021-0103](#) ORD Adopting a Small-Scale FLUM Amendmnt to 2030 Comp Plan at 7981 Baymeadows Cir. W., btwn Baymeadows Cir. E. & Baymeadows Cir. W. (1.61± Acres) – NC to MDR – D.R. Horton, Inc. - Jax. (Appl# L-5508-20C) (Dist 11-Becton) (Lukacovic) (LUZ) (SECPAC Deny) (PD & PC Apv) (Rezoning 2021-104)  
2/23/21 CO Introduced: LUZ  
3/2/21 LUZ Read 2nd & Rerefer  
3/9/21 CO Read 2nd & Rereferred: LUZ  
3/23/21 CO PH Addn'l PH 4/13/21  
4/13/21 CO PH Cont'd 4/27/21  
4/20/21 LUZ PH Approve 7-0  
LUZ PH - 4/6/21, 4/20/21  
Public Hearing Pursuant to Chapt 163.3187, F.S. & Chapt 650, Pt 4, Ord Code – 3/23/21 & 4/13/21,4/27/21

**ExParte: Becton/Boylan/Diamond Report: Reed**

**PH opened and closed. Speaker (support): T.R. Hainline (agent).**

**Motion/2nd moved to approve - Gaffney/Ferraro**

**PH APPROVE**

- Aye:** 7 - Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White
19. [2021-0104](#) ORD-Q Rezoning at 7981 Baymeadows Cir. W. (12.05± Acres) btwn Baymeadows Cir. E. & Baymeadows Cir. W. – PUD to PUD – D.R. Horton, Inc.- Jax. (Appl# L-5508-20C) (Dist 11-Becton) (Lewis) (LUZ) (SE CPAC Deny) (PD & PC Apv) (Ex-Parte: CM Boylan, Becton & Diamond) (Small-Scale 2021-103)  
2/23/21 CO Introduced: LUZ  
3/2/21 LUZ Read 2nd & Rerefer  
3/9/21 CO Read 2nd & Rereferred: LUZ  
3/23/21 CO PH Addn'l PH 4/13/21  
4/13/21 CO PH Cont'd 4/27/21  
4/20/21 LUZ PH Amend/Approve 7-0  
LUZ PH - 4/6/21, 4/20/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 3/23/21 & 4/13/21,4/27/21

**ExParte: Becton/Boylan/Diamond Report: Reed**

**PH open and closed. Speaker (support): T.R. Hainline (agent).**

**Motion/2nd moved to amend - Ferraro/Gaffney**

**Motion/2nd moved as amended- Gaffney/Ferraro**

**PH AMEND/APPROVE**

**Aye:** 7 - Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White

**AMENDMENT:**

1. Prior to the ninety percent (90%) completion of the Baypointe Townhomes on Legacy Trail, the Applicant shall improve (mill and re-surface) Baymeadows Circle East from its starting point of approximately Paseo Drive South, at the starting point for which the applicant ended new pavement which was installed at the entrance of Baymeadows Circle East from Baymeadows Road, to approximately its intersection at Legacy Trail.

2. As described in the PUD Written Description, it is the intent of the Applicant to preserve the upland island area within Parcel B as shown on the PUD Site Plan (the "Island Parcel") for Preservation uses. Additionally, the Applicant intends to preserve an area (not within this PUD) located on the north side of a pond between Las Palmas Way and Baymeadows Circle West (generally located within a parcel identified as Property Appraiser's RE # 148521 4015)(the "Pond Parcel"). If a Dependent Special Taxing District or other public or private entity funded by homeowners is established and will accept ownership and maintenance of the Island Parcel and Pond Parcel by January 31, 2022 (or by a later date, as agreed to by the Applicant in writing), the Applicant shall convey fee title ownership of the Island Parcel and Pond Parcel to such entity.

20. [2021-0133](#) ORD Transmitting a Proposed Large Scale Revision to the FLUM of 2030 Comp Plan at 16198 Butch Baine Dr., btwn Pecan Park Rd. & I-95. (204.90 ± Acres) - AGR-II & AGR-III, to LDR & CSV. (Appl # L-5513-21A) (Dist 7-R.Gaffney) (Reed) (LUZ) (PD & PC Apv)  
3/9/21 CO Introduced: LUZ  
3/16/21 LUZ Read 2nd & Rerefer  
3/23/21 CO Read 2nd & Rereferred: LUZ  
4/13/21 CO PH; Addn'l PH 4/27/21  
4/20/21 LUZ PH Approve  
LUZ PH - 4/20/21  
Public Hearing Pursuant to Chapt 163.3184(3), F.S. & Chap 650, Pt.4, C.R. – 4/13/21 & 4/27/21

**Report: Reed**

**PH opened and closed. Speakers (support): William Michaelis (agent)/Rick Puzzitiello//Ross Puzzitiello**

**Motion/2nd moved to approve - Gaffney/Ferraro**

**PH APPROVE**

**Aye:** 7 - Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White

21. [2021-0134](#) ORD Transmitting a Proposed Large Scale Revision to FLUM of 2030 Comp Plan at 0 Main St. North, btwn Pecan Park Rd., & Max Leggett Pkwy (93.72 ± Acres) – LI to MDR – Owned by Pecan Park/Main St., LLC, Et. Al.(Appl #L-5520-21A) (Dist 7-R.Gaffney) (Reed) (LUZ) (PD & PC Apv)  
 3/9/21 CO Introduced: LUZ  
 3/16/21 LUZ Read 2nd & Rerefer  
 3/23/21 CO Read 2nd & Rereferred: LUZ  
 4/13/21 CO PH; Addn'l PH 4/27/21  
 4/20/21 LUZ PH Approve 7-0  
 LUZ PH - 4/20/21  
 Public Hearing Pursuant to Chapt 163.3184(3), F.S. & Chap 650, Pt.4, C.R. – 4/13/21 & 4/27/21

**Report: Reed**

**PH opened and closed. Speaker (support): Paul Hardin (agent).**

**Motion/2nd moved to approve - Gaffney/Ferraro**

**PH APPROVE**

**Aye:** 7 - Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White

22. [2021-0135](#) ORD Adopting a Large-Scale FLUM Amendmnt to 2030 Comp Plan at 0 Trout River Blvd. & 10042 New Kings Rd., btwn Trout River Blvd. & Barth Rd., (10.30 ± Acres) – LDR & CGC to HI & LI – Owned by Larry's 1st Stop Auto Parts, Inc. (Appl #L-5427-19A) (Dist 8-Pittman) (Lukacovic) (LUZ) (PD & PC Apv)  
 (Rezoning 2021-136)  
 3/9/21 CO Introduced: LUZ  
 3/16/21 LUZ Read 2nd & Rerefer  
 3/23/21 CO Read 2nd & Rereferred: LUZ  
 4/13/21 CO PH; Addn'l PH 4/27/21  
 4/20/21 LUZ PH Approve 7-0  
 LUZ PH - 4/20/21  
 Public Hearing Pursuant to Chapt 163.3184(3), F.S. & Chap 650, Pt.4, C.R. – 4/13/21 & 4/27/21

**ExParte: Boylan Report: Reed**

**PH opened and closed. Speaker (support): Talyor Mejia (agent).**

**Motion/2nd moved to approve - Ferraro/Gaffney**

**PH APPROVE**

**Aye:** 7 - Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White

23. [2021-0136](#) ORD-Q Rezoning at 0 Trout River Blvd. & 10042 New Kings Rd., (10.30 ± Acres) btwn Trout River Blvd. & Barth Rd.,- RR-ACRE & CCG-2 to PUD - Owned by Larry's 1st Stop Auto Parts, Inc. (Appl #L-5427-19A) (Dist 8-Pittman) (Quinto) (LUZ) (N CPAC Deny) (PD Amd/Apv) (PC Apv) (Ex-Parte: CMs Boylan & Freeman) (Large-Scale 2021-135)  
3/9/21 CO Introduced: LUZ  
3/16/21 LUZ Read 2nd & Rerefer  
3/23/21 CO Read 2nd & Rereferred: LUZ  
4/13/21 CO PH; Addn'l PH 4/27/21  
4/20/21 LUZ PH Amend/Approve 7-0  
LUZ PH - 4/20/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 - - 4/13/21 & 4/27/21

ExParte: Boylan/Freeman

Report: Lewis

PH opened and closed. Speaker (support): Taylor Mejia (agent).

motion/2nd moved to amend - Ferraro/Gaffney

motion/2nd moved as amended - Gaffney/Ferraro

#### PH AMEND/APPROVE

Aye: 7 - Boylan, Gaffney, Freeman, Bowman, Diamond, Ferraro and White

#### AMENDMENT:

1. A minimum six (6) foot high, 65% opaque fence shall be placed the subject property line along New Kings Road.
2. All vehicles must be located behind the fence along New Kings Road except during business hours.
3. There shall be a 20 foot undisturbed landscaped buffer where adjacent to residential use and zoning districts.
4. The subject property shall comply with Part 12.
- \*STRIKE\* 5. There shall be no stacking of shipping containers.
6. Vehicles shall not be stacked over 20 feet in height.
7. No vehicle stacking within 150 feet of New Kings Road
8. No vehicles shall be parked in the City Right-of-Way.
- \*STRIKE\* 9. Prior to the first final inspection within any phase of development, the owner or their agent shall submit to the Planning and Development Department for its review and approval either: (a) an affidavit documenting that all conditions to the development order have been satisfied, or (b) a detailed agreement for the completion of all conditions to the development order.

24. [2021-0137](#) ORD-Q Rezoning at 3917 Starratt Rd., (22.34 ± Acres) btwn Deermeadow Ln. & Grover Rd.- RR-ACRE to RLD-100A – Owned by Dean G. Andring & Margaret S. Andring. (R.E.# 108094-0000) (Dist 2-Ferraro) (Wells) (LUZ) (Ex-Parte: CMs Boylan & Carlucci)  
3/9/21 CO Introduced: LUZ  
3/16/21 LUZ Read 2nd & Rerefer  
3/23/21 CO Read 2nd & Rereferred: LUZ  
4/13/21 CO PH Only  
LUZ PH - 4/20/21, 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 4/13/21

**Report: Lewis      Speaker (opposed): R. Pruitt**

**PH OPEN/CONT 5/4/21**

25. [2021-0138](#) ORD-Q Rezoning at 0 Ricker Rd., (11.27 ± Acres) btwn Townsend Rd. & Morse Ave. RR-ACRE to RLD-60 - Owned by Holstar, LLC. (R.E.# 015809-0120 & 015810-0010) (Dist 10-Priestly Jackson) (Wells) (LUZ) (SW CPAC Deny) (PD & PC Apv) (Ex-Parte: CMs Priestly Jackson, Diamond, White & Boylan)  
3/9/21 CO Introduced: LUZ  
3/16/21 LUZ Read 2nd & Rerefer  
3/23/21 CO Read 2nd & Rereferred: LUZ  
4/13/21 CO PH Only  
LUZ PH - 4/20/21, 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 4/13/21

**ExParte: Diamond /White      Report: Lewis**

**Speakers (oppose): Stewart Dowless /Amy Monk/Irma Dowless/Charles Smith/Henny Boree/Donnie Boree/Shirley Flynn; (support) David Adeeb**

**PH OPEN/CONT 5/4/21**

**(Defer at Request of Applicant)**

26. [2021-0145](#) ORD-MC re Chapt 656 (Zoning Code), Ord Code; Amending Sec 656.401 (Performance Standards & Development Criteria), Subpart A (Performance Standards & Development Criteria), Part 4 (Supplementary Regulations), Chapt 656 (Zoning Code), Ord Code, to Remove the Limitation of Hours Operation Off-Street Parking Lots in the CCG-1, CCG-2, IBP, IL & PBF-3 Zoning Districts. (Grandin) (Introduced by CM Dennis) (PD Amd/Apv) (PC Apv) (Co-Sponsor CM R.Gaffney)  
 3/9/21 CO Introduced: TEU, LUZ  
 3/15/21 TEU Read 2nd & Rerefer  
 3/16/21 LUZ Read 2nd & Rerefer  
 3/23/21 CO Read 2nd & Rereferred: TEU, LUZ  
 4/13/21 CO PH Only  
 4/19/21 TEU Amend/Approve 6-0  
 4/20/21 LUZ PH Amend(TEU)/Approve 6-0  
 LUZ PH - 4/20/21  
 Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 4/13/21

**Report: Huxford/Grandin**

**PH opened and closed. Speaker (support): Steve Diebenow (agent).**

**Motion/2nd to moved TEU amendment - Ferraro/Diamond**

**Motion/2nd moved as amended - Diamond/White**

**PH AMEND(TEU)/APPROVE**

**Aye:** 6 - Boylan, Freeman, Bowman, Diamond, Ferraro and White

**AMENDMENT:**

**Remove the CCG-1 and IBP zoning districts**

**TEU AMENDMENT:**

27. [2021-0165](#) ORD Adopting a Small-Scale FLUM Amendmnt to 2030 Comp Plan at 0 Line St., btwn McQuade St. & Broadway Ave. (0.18± Acres) – MDR to RPI – Gateway Community Services, Inc. (Appl# L-5531-21C) (Dist 9-Dennis) (Reed) (Introduced by CMs Dennis & Salem)  
 (Rezoning 2021-166)  
 3/23/21 CO Introduced: LUZ  
 4/6/21 LUZ Read 2nd & Rerefer  
 4/13/21 CO Read 2nd & Rereferred:LUZ  
 LUZ PH – 5/4/21  
 Public Hearing Pursuant to Sec 163.3187, F.S. & Chapt 650, Pt 4, Ord Code – 4/27/21 & 5/11/21

**DEFER**

**(PH NEXT CYCLE ON 5/4/21)**

28. [2021-0166](#) ORD-Q Rezoning at 0 Line St., btwn McQuade St. & Broadway Ave. (0.18± Acres) – RMD-A to CO – Gateway Community Services, Inc. (Appl# L-5531-21C) (R.E. 077366-0000) (Dist 9-Dennis) (Lewis) (Introduced by CMs Dennis & Salem) (Small-Scale 2021-165)  
3/23/21 CO Introduced: LUZ  
4/6/21 LUZ Read 2nd & Rerefer  
4/13/21 CO Read 2nd & Rereferred:LUZ  
LUZ PH – 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 4/27/21 & 5/11/21

**DEFER****(PH NEXT CYCLE ON 5/4/21)**

29. [2021-0167](#) ORD Adopting a Small-Scale FLUM Amendmnt to 2030 Comp Plan at 7715 Old Middleburg Rd. S. & 7723 Old Middleburg Rd. S., btwn Collins Rd. & Taylor Field Rd. (4.35± Acres) – LDR to CGC – Robert W. Schlichter, Jr., Et Al. (Appl# L-5514-21C) (Dist 12-White & Dist 14-DeFoor) (Hinton) (LUZ) (Rezoning 2021-168)  
3/23/21 CO Introduced: LUZ  
4/6/21 LUZ Read 2nd & Rerefer  
4/13/21 CO Read 2nd & Rereferred:LUZ  
LUZ PH – 5/4/21  
Public Hearing Pursuant to Sec 163.3187, F.S. & Chapt 650, Pt 4, Ord Code – 4/27/21 & 5/11/21

**DEFER****(PH NEXT CYCLE ON 5/4/21)**

30. [2021-0168](#) ORD-Q Rezoning at 7715 Old Middleburg Rd. S. & 7723 Old Middleburg Rd. S., btwn Collins Rd. & Taylor Field Rd. (4.35± Acres) – RR-Acre to PUD – Robert W. Schlichter, Jr., Et Al. (Appl# L-5514-21C) (R.E. 016361-0055 & 016361-0060) (Dist 12-White & Dist 14-DeFoor) (Quinto) (LUZ) (SW CPAC Deny) (Ex-Parte: CM Boylan) (Small-Scale 2021-167)  
3/23/21 CO Introduced: LUZ  
4/6/21 LUZ Read 2nd & Rerefer  
4/13/21 CO Read 2nd & Rereferred:LUZ  
LUZ PH – 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 4/27/21 & 5/11/21

**DEFER****(PH NEXT CYCLE ON 5/4/21)**



31. [2021-0169](#) ORD-Q Rezoning at 0 McCormick Rd., (2.56± Acres) btwn Kernan Blvd. & Chandelier Dr. – PUD to PUD – Wonderwood Land Trust. (R.E. 161020-0800) (Dist 2-Ferraro) (Corrigan) (LUZ)  
3/23/21 CO Introduced: LUZ  
4/6/21 LUZ Read 2nd & Rerefer  
4/13/21 CO Read 2nd & Rereferred:LUZ  
LUZ PH – 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 4/27/21

**DEFER**

**(PH NEXT CYCLE ON 5/4/21)**

32. [2021-0170](#) ORD-Q Rezoning at 0 Lakeside Dr. & 4228 Lakeside Dr., (2.74± Acres) btwn Euclid St. & Herschel St. – PUD to PUD – BBC Ortega Landing, LLC. (R.E. 094170-0100 & 094170-0152) (Dist 14-DeFoor) (Abney) (LUZ) (SW CPAC Deny) (Ex-Parte: CMs DeFoor & Boylan)  
3/23/21 CO Introduced: LUZ  
4/6/21 LUZ Read 2nd & Rerefer  
4/13/21 CO Read 2nd & Rereferred:LUZ  
LUZ PH – 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 4/27/21

**DEFER**

**(PH NEXT CYCLE ON 5/4/21)**

33. [2021-0171](#) ORD-Q Rezoning at 3915 Starratt Rd., (0.50± Acres) btwn Deer Meadow Ln. & Grover Rd. – RR-Acre to RLD-100A – Keith E. Howard & Dena L. Howard. (R.E. 108093-0010) (Dist 2-Ferraro) (Wells) (LUZ) (N CPAC Apv) (Ex-Parte: CMs Boylan & DeFoor)  
3/23/21 CO Introduced: LUZ  
4/6/21 LUZ Read 2nd & Rerefer  
4/13/21 CO Read 2nd & Rereferred:LUZ  
LUZ PH – 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 4/27/21

**DEFER**

**(PH NEXT CYCLE ON 5/4/21)**

34. [2021-0172](#) ORD-Q Apv Waiver of Min Rd. Frontage Appl WRF-21-03 at 5100 Tierra Verde Ln., btwn Tierra Verde Ln. & Tierra Verde Ct. – Owned by The Lloyd Family Joint Revocable Trust, Et Al., Req to Reduce Min Road Frontage Requirements from 80ft to 0ft in RR-Acre. (Dist 6-Boylan) (Quinto) (LUZ)  
3/23/21 CO Introduced: LUZ  
4/6/21 LUZ Read 2nd & Rerefer  
4/13/21 CO Read 2nd & Rereferred:LUZ  
LUZ PH – 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 4/27/21

**DEFER****(PH NEXT CYCLE ON 5/4/21)**

35. [2021-0173](#) ORD-Q Apv Sign Waiver Appl SW-21-01for Sign at 5327 Timuquana Rd., btwn Catoma St.& Ortega Farms Blvd. – Owned by Mission Springs JV Owner 2019, LLC, Req Internal Illumination in RMD-D Dist. (Dist 9-Dennis) (Lewis) (LUZ)  
3/23/21 CO Introduced: LUZ  
4/6/21 LUZ Read 2nd & Rerefer  
4/13/21 CO Read 2nd & Rereferred:LUZ  
LUZ PH – 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 4/27/21

**DEFER****(PH NEXT CYCLE ON 5/4/21)**

36. [2021-0174](#) ORD-MC re Chapt 656 (Zoning Code), Ord Code; Amending Sec 656.306 (Medium Density Residential Category), Subpart B (Residential Use Categories & Zoning Districts), Part 3 (Schedule of District Regulations), Chapt 656 (Zoning Code), Ord Code, to Address Lot Requirements; Amending Sec 656.414 (Townhouses & Rowhouses), Subpart B (Misc Regulations), Part 4 (Supplementary Regulations), Chapt 656 (Zoning Code), Ord Code, to Address Platting & Developmnt Requirements. (Eller) (Req of Mayor)  
3/23/21 CO Introduced: LUZ  
4/6/21 LUZ Read 2nd & Rerefer  
4/13/21 CO Read 2nd & Rereferred:LUZ  
LUZ PH: 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 4/27/21

**DEFER****(PH NEXT CYCLE ON 5/4/21)**

37. [2021-0175](#) ORD-MC re Chapt 656 (Zoning Code), Ord Code; Creating a New Sec 656.720 (Nonconforming Use Administrative Deviation), Part 7 (Nonconforming Lots, Uses & Structures), Chapt 656 (Zoning Code), Ord Code, to Provide for Administrative Deviations for Certain Nonconforming Uses. (Eller) (Introduced by CMs Bowman, Boylan, Diamond, Ferraro, Freeman, R.Gaffney & White)  
3/23/21 CO Introduced: LUZ  
4/6/21 LUZ Read 2nd & Rerefer  
4/13/21 CO Read 2nd & Rereferred:LUZ  
LUZ PH: 5/4/21  
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 4/27/21

**DEFER****(PH NEXT CYCLE ON 5/4/21)**

38. [2021-0193](#) ORD Adopting a Small-Scale FLUM Amendmnt to 2030 Comp Plan at 707 Clearview Ln. & 741 Brazeale Ln., btwn Dutton Island Rd. W. & Fairway Villas Dr. (0.77± Acres) – MDR to CGC – Clearview Park, LLC. (Appl# L-5524-21C) (Dist 13-Diamond) (Fogarty) (LUZ) (GAB Apv) (Rezoning 2021-194)  
4/13/21 CO Introduced: LUZ  
4/20/21 LUZ Read 2nd & Rerefer  
LUZ PH: 5/18/21  
Public Hearing Pursuant to Chapt 163.3187, F.S. & Chapt 650, Pt 4, Ord Code – 5/11/21 & 5/25/21

**READ 2ND & REREFER**

39. [2021-0194](#) ORD-Q Rezoning at 707 Clearview Ln. & 741 Brazeale Ln., (0.77± Acres) btwn Dutton Island Rd. W. & Fairway Villas Dr. – RMD-A to CCG-2 – Clearview Park, LLC. (Appl# L-5524-21C) (Dist 13-Diamond) (Lewis) (LUZ) (Small-Scale 2021-193) (GAB Apv) (Ex-Parte: CM Boylan)  
4/13/21 CO Introduced: LUZ  
4/20/21 LUZ Read 2nd & Rerefer  
LUZ PH: 5/18/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 5/11/21 & 5/25/21

**READ 2ND & REREFER**

40. [2021-0195](#) ORD-Q Rezoning at N. Side of Max Leggett Pkwy, E. Side of Integra Dr., & the W. Side of Hyatt Rd. (74.48± Acres) – PUD to PUD – Duval/Owens Phase II Property Owners Association, Inc., Duval/Owens Signature, LLP, Jacksonville VA OPC, LLC, & Second Time Signature, LLP. (Dist 7-R. Gaffney) (Lewis) (LUZ) (N CPAC Deny) (Ex-Parte: CMs Boylan & DeFoor)  
4/13/21 CO Introduced: LUZ  
4/20/21 LUZ Read 2nd & Rerefer  
LUZ PH: 5/18/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 5/11/21

**READ 2ND & REREFER**

41. [2021-0196](#) ORD-Q Rezoning at 903 University Blvd. N., (18.28± Acres) btwn Harris Ave. & the Arlington Expressway – CCG-1 & CCG-2 to PUD – 903 University Blvd., LLC. (R.E.# 129407-0010) (Dist 1-Morgan) (Lewis) (LUZ)  
4/13/21 CO Introduced: LUZ  
4/20/21 LUZ Read 2nd & Rerefer  
LUZ PH: 5/18/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 5/11/21

**READ 2ND & REREFER**

42. [2021-0197](#) ORD-Q Rezoning at 4076 Belfort Rd. & 4100 Belfort Rd., (2.20± Acres) btwn Belfort Oaks Pl. & Southpoint Dr. E. – PUD to PUD – Southpoint Village, LLC. & SPV-II, LLC. (R.E. 152866-1200 & 152866-1400) (Dist 4-Carrico) (Lewis) (LUZ)  
4/13/21 CO Introduced: LUZ  
4/20/21 LUZ Read 2nd & Rerefer  
LUZ PH – 5/18/21  
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 5/11/21

**READ 2ND & REREFER**

43. [2021-0198](#) ORD-Q Rezoning at 0 San Pablo Rd. S. & 1635 San Pablo Rd. S. (0.45± Acres) btwn Bamboo Dr. & Coconut Rd. – CO to PUD – The Carriere Family Limited Partnership. (R.E. 167213-0000, 167218-0600 & 167219-0000) (Dist 3-Bowman) (Wells) (LUZ)  
4/13/21 CO Introduced: LUZ  
4/20/21 LUZ Read 2nd & Rerefer  
LUZ PH – 5/18/21  
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 5/11/21

**READ 2ND & REREFER**

44. [2021-0199](#) ORD-Q Rezoning at 0 Bailey Body Rd. & 0 Atlantic Blvd. (3.04± Acres) – CCG-1, CCG-2 & RMD-A to PBF-1 – COJ. (R.E.#s 145172-0010, 145175-0005, 145175-0015 & 145177-0000(Portion)) (Dist 4-Carrico) (Abney) (LUZ)  
4/13/21 CO Introduced: LUZ  
4/20/21 LUZ Read 2nd & Rerefer  
LUZ PH: 5/18/21  
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 5/11/21

**READ 2ND & REREFER**

45. [2021-0200](#) ORD Amending Reso 89-821-339, As Amended, Which Apvd a Developmnt Order for the Flagler Center (F/K/A Gran Park at Jacksonville), a Developmnt of Regional Impact (DRI), Pursuant to an Application for Change to a Previously Apvd Developmnt of Regional Impact (AFC) Filed by Citicorp Credit Svcs, Inc. (USA), & Dated 2/17/21, to Amend the Conceptual Master Plan Map H. (Reed) (LUZ)  
4/13/21 CO Introduced: LUZ  
4/20/21 LUZ Read 2nd & Rerefer  
LUZ PH: 5/18/21  
Public Hearing Pursuant to Chapt 166, F.S. & Sec 380.06 F.S. & C.R. 3.601 – 5/11/21 & 5/25/21

**READ 2ND & REREFER**

46. [2021-0222](#) ORD-MC Amending Chapt 656.422 (Chickens Allowed By Permit In Certain Zoning Districts), Chapt 656 (Zoning Code), Ord Code, To Make Clear That Issuance of Permit Does Not Supersede Deed Restrictions or Homeowners' or Neighborhood Association Covenants, Bylaws or Regulations; Amending Exemption Provided For in 2015-337-E for Certain Identified Neighborhoods to Include DeerCreek Country Club; Apv & Adopting a Modified Application That Includes Additional Certifications by Applicant & Consent of Association if a Property is Located in a Deed Restricted Community or One Subject to a Homeowners', Neighborhood or Master Association (Johnston) (Introduced by CM Becton)  
4/13/21 CO Introduced: NCSPHS, LUZ  
4/19/21 NCSPHS Read 2nd & Rerefer  
4/20/21 LUZ Read 2nd & Rerefer  
LUZ PH -5/18/21  
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 5/11/21 & 5/25/21

**READ 2ND & REREFER**

**NOTE: The next regular meeting will be held Tuesday, May 4, 2021.**

**\*\*\*\*\*Note: Items may be added at the discretion of the Chair.\*\*\*\*\***

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## **Rollcall**

Present: 7 - Chair Michael Boylan, Vice Chair Reggie Gaffney, Council Member Terrance Freeman, Council Member Aaron Bowman, Council Member Rory Diamond, Council Member Al Ferraro and Council Member Randy White

Yvonne P. Mitchell, Council Research  
ymitch@coj.net 255-5171  
Posted 04.23.21 3:30PM  
Materials: Minutes, sign-in sheet, handouts