



City of Jacksonville Beach

Regular Meeting Agenda

11 North Third Street
Jacksonville Beach, Florida

Board of Adjustment

Tuesday, April 2, 2024

6:00 PM

Council Chambers

MEMORANDUM TO:

Members of the City of Jacksonville Beach Board of Adjustment

The following Agenda of Business has been prepared for consideration and action at a Regular Meeting of the Board of Adjustment:

CALL TO ORDER

ROLL CALL

Owen Curley (Chairperson), Jeff Truhlar (Vice-Chairperson), John Moreland, Todd Smith, Jennifer Williams

Alternates: Matt Metz, Laura Tierney

APPROVAL OF MINUTES

A. Meeting minutes for March 20, 2024

CORRESPONDENCE

OLD BUSINESS

NEW BUSINESS

- A. **Case Number(s): BOA#24-100146**
Applicant: Jan & John Coarsey
Agent: Chris Myers
Owner: Jan & John Coarsey
Property Address: 544 Marshview Dr
Parcel ID: 179997-6145
Legal Description: Lot 28 Block 19, *Replat of Marshside*
Current Zoning: RS-1
Motion to Consider: **Section(s):** 34-373(d), for parking area set back of 0ft in lieu of minimum; for replacement of existing concrete driveway to a single-family dwelling for **property addressed** 544 Marshview Dr, **RE#**179997-6145, **legally described as** Lot 28 Block 19, *Replat of Marshside*
- B. **Case Number(s): BOA#24-100147**
Applicant: James Wesley Jr
Agent: N/A
Owner: James Wesley Jr
Property Address: 116 N 13th Ave
Parcel ID: 174649-0000
Legal Description: West 38 Feet of Lot 4 & 5, Block 132, *Pablo Beach North*
Current Zoning: RM-2

Motion to
Consider:

Section(s): 34-340(e)(1)(c)(2), for a westerly side yard setback of 1.75 feet and for an easterly side yard setback of 4 feet in lieu of 10 feet; 34-340(e)(1)(c)(1), for a front yard setback of 0.5 in lieu of 20 feet minimum; 34-340(e)(1)(f), for 44.3% lot coverage in lieu of 35% maximum, to address nonconformities to a two-family dwelling located at **property addressed** 116 N 13th Ave, **RE#** 174649-0000, **legally described as** West 38 Feet of Lot 4 & 5, Block 132, *Pablo Beach North*

PLANNING DEPARTMENT REPORT

COURTESY OF THE FLOOR TO VISITORS

ADJOURNMENT

NOTICE

In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, persons with disabilities needing special accommodation to participate in this meeting should contact the City Clerk's Office at (904) 247-6299 no later than one business day before the meeting or by sending an e-mail to CityClerk@jaxbchfl.net.

In accordance with Section 286.0114, Florida Statutes, any member of the public can attend a public hearing and can be heard on any matter presented before the Agency. Anyone who wishes to provide live public comment should complete a "Speaker Request Card" and submit it to the recording secretary prior to the beginning of the meeting. These forms are available at the entrance of the City Council Chambers for your convenience. Speakers will be called to address the Agency when specified items are under consideration and will be limited to a maximum of three minutes or less, at the discretion of the presiding officer.

Alternatively, written public comment may be submitted in advance and must include the following: (1) First Name, (2) Last Name, (3) Address, (4) Public Hearing Date, (5) Specific Agenda Item(s), and (6) Comments. Written public comments may be submitted by one of the following options: (1) Email to the Agency Administrator at planning@jaxbchfl.net, (2) Postal mail to Community Redevelopment Agency Administrator - Public Comment, 11 3rd Street North, Jacksonville Beach, FL 32250, or (3) Drop off in-person to Planning and Development at City Hall. Written comments that include all required information and are received 24 hours in advance of the meeting will be distributed to the Agency before the start of the meeting. All comments received are public record.

In accordance with Section 286.0105, Florida Statutes, any person desirous of appealing any decision reached at this meeting may need a record of the proceedings. 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.

cc: City Manager; City Attorney