



City of Jacksonville Beach

Regular Meeting Agenda

11 North Third Street
Jacksonville Beach, Florida

Board of Adjustment

Tuesday, August 6, 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. Minutes for July 2, 2024 Meeting
- B. Minutes for July 16, 2024 Meeting

CORRESPONDENCE

OLD BUSINESS

NEW BUSINESS

- A. **Case Number(s):** **BOA#24-100036**
 - Applicant: Hasteh LLC
 - Agent: Zach Miller Esq
 - Owner: Hasteh LLC
 - Property Address: 1198 Beach Blvd
 - Parcel ID: 177502-0050
 - Legal Description: A Part of the Castro Y Ferrer Grant, Section 38, Township 2 South, Range 29 East, *Duval County Florida*
 - Current Zoning: C-2
 - Motion to Consider: **Section(s):** 34-377: for zero parking spaces in lieu of 13 new required spaces for a proposed expansion of outdoor seating with a total size of 3,200 square feet, and 34-377: for a reduction in existing parking spaces by 6 total spaces along the western side of the existing structure to be converted into outdoor seating, 34-343(e)(5) for 89% lot coverage in lieu of 85% for the removal of existing landscaping to accommodate the required 3 spaces for the existing approved outdoor seating of 800 square feet, located at **property addressed** 1198 Beach Blvd, **RE#** 177502-0050, **legally described as** A Part of the Castro Y Ferrer Grant, Section 38, Township 2 South, Range 29 East, *Duval County Florida*

PLANNING DEPARTMENT REPORT**COURTESY OF THE FLOOR TO VISITORS****ADJOURNMENT****NOTICE**

If you are a person with a disability who needs an accommodation to participate in a meeting, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator by phone 904-712-6297 or submit an [Accommodation Request](#) to the ADA Coordinator as far in advance of the meeting as possible; preferably 7 days but no less than 2 business days, before the meeting. If you are hearing or voice impaired, please call Florida Relay at 711 for assistance.

In accordance with Section 286.0114, Florida Statutes, any member of the public may 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 made part of the record. 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