



City of Jacksonville Beach

Regular Meeting Agenda

11 North Third Street
Jacksonville Beach, Florida

Board of Adjustment

Wednesday, November 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, Jennifer Williams
Alternates: Matt Metz, Laura Tierney

APPROVAL OF MINUTES

A. Minutes for October 15, 2024

CORRESPONDENCE

OLD BUSINESS

NEW BUSINESS

A. **Case Number(s): BOA#24-100063**

Applicant: Advanced Awning & Design LLC

Agent: Jackie M. Smith

Owner: Mission House Inc.

Property Address: 800 Shetter Ave

Parcel ID: 175569-0000

Legal Description: Lot 1, Block 9, *Pablo Beach South*

Current Zoning: CS

Motion to Consider: **Section(s):** 34-344(e)(3)(b), for a corner side yard setback of 0 feet in lieu of 10 feet minimum, for proposed shade canopy attached to an existing institutional structure, located at **property addressed** 800 Shetter Ave, **RE#** 175569-0000, **legally described as** Lot 1, Block 9, *Pablo Beach South*

B. **Case Number(s): BOA#24-100064**

Applicant: Robert Bruce

Agent: N/A

Owner: Anne Therese Kern

Property Address: 3409 S 1st St

Parcel ID: 181482-0020

Legal Description: Lot 4, Block 6, *Atlantic Shores Ocean Front Section Division A*

Current Zoning: RS-1

Motion to **Section(s):** 34-336(e)(1)(e), for 48.2% lot coverage in lieu of 35% maximum, for

Consider: proposed new single family dwelling, located at **property addressed** 3409 S 1st St, **RE#** 181482-0020, **legally described as** Lot 4, Block 6, *Atlantic Shores Ocean Front Section Division A*

C. **Case Number(s): BOA#24-100065**

Applicant: Kevin & Mercedes Kelch

Agent: Mercedes Kelch

Owner: Kevin & Mercedes Kelch

Property Address: 612 S. 15th Ave

Parcel ID: 176934-0200

Legal Description: Lot 7, Block 2, *Oceanside Park*

Current Zoning: RS-2

Motion to **Section(s):** 34-337(e)(1)(e), for 47.5% lot coverage in lieu of 35% maximum, for a proposed new addition to the front of an existing single-family dwelling, located at

Consider: **property addressed** 612 S. 15th Ave, **RE#** 176934-0200, **legally described as** Lot 7, Block 2, *Oceanside Park*

D. **Case Number(s): BOA#24-100066**

Applicant: Jason & Stephanie Huntley

Agent: N/A

Owner: Jason & Stephanie Huntley

Property Address: 3940 Poincianna Blvd

Parcel ID: 181369-0050

Legal Description: Lot 2, Block 12, *Ocean Terrace*

Current Zoning: RS-1

Motion to **Section(s):** 34-336(e)(1)(e), for 48.82% lot coverage in lieu of 35% maximum, 34-336(e)(1)(c)(2), for a southern side yard setback of 9.1 feet and a northern side

Consider: yard setback of 9.8 feet in lieu of 10 feet minimum to address existing non-conformities, for the construction of a new pool and paver patio to an existing single-family dwelling, located at **property addressed** 3940 Poincianna Blvd, **RE#** 181369-0050, **legally described as** Lot 2, Block 12, *Ocean Terrace*

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