

**Summary of Special Magistrate Hearing
held Wednesday, October 30, 2024, at 2:00 P.M.
in the Council Chambers, 11 North 3rd Street,
Jacksonville Beach, Florida**



CaseNumber: 24-224 **Homestead: No**

Name/Address: Stanley R Sandford Enterprises Inc
Champion Cycle Inc
1025 Arlington Road
Jacksonville, FL 32211

Violation Address: 1303 3rd Street North
Jacksonville Beach, FL 32250

Violation: **Section 34-342(b), (c) & (d)** “Permitted, Accessory and Conditional Uses”. The use of outside sales and display of merchandise is not a listed use in the C-1 Zoning District.

Section 34-31(16) of the Land Development Code states “Exclusivity of uses in zoning districts. The permitted uses and conditional uses in the zoning districts established in Article VII, Zoning Districts, are exclusive, and shall be permitted subject to the standards and procedures of the LDC”.

Testified: Code Enforcement Inspector Nikki Beavers, Respondents were present; service completed.

Action: **Order of Compliance No. 29-24**

CaseNumber: 23-62 **Homestead: No**

Name/Address: ACA Investments LLC
3018 Alvarado Ave
Jacksonville, FL 32217

Violation Address: 412 North 7th Street
Jacksonville Beach, FL 32250

Violation: **City of Jacksonville Beach Code of Ordinances, Chapter 34, Land Development Code, Sec. 34-301(a) - Building Permit.** “Permit required. It shall not be lawful to develop land without approval of a building permit pursuant to the process and standards of this section.”

Testified: Code Enforcement Inspector Nikki Beavers, Respondent was present; service completed.

Action: **Order of Non-Compliance No. 30-24**

The hearing adjourned at 2:25 P.M.

Submitted by: Lauren Loria
Operations Support Specialist II