



# City of Jacksonville Beach

## Code Enforcement Agenda

11 North Third Street  
Jacksonville Beach, Florida

### Special Magistrate

Wednesday, September 24, 2025

2:00 PM

Council Chambers

#### MEMORANDUM TO:

Special Magistrate for the  
City of Jacksonville Beach, Florida

The following Code Enforcement Agenda has been prepared for consideration and action at the Regular Special Magistrate Hearing.

#### CALL TO ORDER

#### OLD BUSINESS

A. **CASE NUMBER : 25-372** **Homestead: No**

Property Owner: REBECCA HEWETT ET AL  
JOSEPH CASEY, LINDA BREWER  
Violation Address: 2715 AMERICA AVE  
JACKSONVILLE BEACH

Violations: **Chapter 19:**  
**Section 19-1(b)(1):** "Noxious growth and other rank vegetation such as weeds, grass, vines, palmetto scrub, or other similar vegetable growth to a height of ten (10) inches or more upon any premises or land within a developed area of the city..."  
**Section 19-1(b)(2):** "Accumulation of trash, litter, debris, garbage, bottles, paper, cans, rags, dead or decayed fish, fowl, meat or other animal matter; fruit, vegetables, offal, bricks, concrete, scrap lumber or other building debris or other refuse of any nature;"  
**19-1(b)(3):** "Any condition which provides harborage for rats, mice, snakes and other vermin."

B. **CASE NUMBER : 25-345** **Homestead: YES**

Property Owner: LINDA C HUFFMAN  
Violation Address: 501 S 16TH AVE  
JACKSONVILLE BEACH FL

Violations: **Chapter 19:**  
**Section 19-1(b)(1):** "Noxious growth and other rank vegetation such as weeds, grass, vines, palmetto scrub, or other similar vegetable growth to a height of ten (10) inches or more upon any premises or land within a developed area of the city..."  
**Section 19-1(b)(2):** "Accumulation of trash, litter, debris, garbage, bottles, paper, cans, rags, dead or decayed fish, fowl, meat or other animal matter; fruit, vegetables, offal, bricks, concrete, scrap lumber or other building debris or other refuse of any nature;"  
**Section 19-1(b)(3):** "Any condition which provides harborage for rats,

mice, snakes and other vermin."

## **NEW BUSINESS**

A. **CASE NUMBER : 25-366** **Homestead: YES**

Property Owner: RAYMOND G FINNEY

Violation Address: 6 BURLING WAY  
JACKSONVILLE BEACH FL

Violations: **Chapter 19:**  
**Section 19-1(b)(2):** "Accumulation of trash, litter, debris, garbage, bottles, paper, cans, rags, dead or decayed fish, fowl, meat or other animal matter; fruit, vegetables, offal, bricks, concrete, scrap lumber or other building debris or other refuse of any nature;"

B. **CASE NUMBER : 25-368** **Homestead: No**

Property Owner: CHRISTOPHER HAND

Violation Address: 612 S LOWER 8TH AVE  
JACKSONVILLE BEACH FL

Violations: **Sec. 34-392. - Accessory uses and structures. (4)(a)(2)**  
(4) Pools. Private swimming pools, as regulated herein, shall be any pool, lake or open tank located either above or below the existing finished grade of the site, not located within a completely enclosed building, and exceeding one hundred fifty (150) square feet in surface area and two (2) feet in depth, designed, used or intended to be used for swimming or bathing purposes.

a. *General.* A private swimming pool shall be allowed in any residential zoning district as an accessory use only if it fully complies with the following standards:

2. The pool shall be located, designed, operated, and maintained so as not to interfere with the rights of the adjoining properties.

## **ITEMS FOR DISCUSSION**

### **ADJOURNMENT**

#### **NOTICE**

***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.***

*The public is encouraged to speak on issues on this Agenda that concern them. Anyone who wishes to speak should submit the request 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.*

*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.*

