



City of Jacksonville Beach

11 North Third Street
Jacksonville Beach, Florida

Agenda

Planning Commission

Monday, February 28, 2022

7:00 PM

Council Chambers

MEMORANDUM TO:

Members of the Planning Commission
City of Jacksonville Beach, Florida

The following Agenda of Business has been prepared for consideration and action at the Regular Meeting of the Planning Commission.

CALL TO ORDER

ROLL CALL

Britton Sanders (Chair), Margo Moehring (Vice-Chair), Dave Dahl, Greg Sutton, Colleen White
Alternates: Justin Lerman, Emily Stouffer

APPROVAL OF MINUTES

A. Regular Planning Commission Meeting held on February 14, 2022

CORRESPONDENCE

OLD BUSINESS

NEW BUSINESS

- A. **PC# 01-22** ADDRESS: **2017 3rd Street North**
APPLICANT: Leslie G. Platock OWNER: 2017 N. Third St., LLC
SUMMARY OF APPLICATION: Conditional Use for a four-unit fee-simple townhouse development for a property located in the Commercial Limited: C-1 zoning district, pursuant to Section 34-342(d)15 of the Jacksonville Beach Land Development Code. The property is located at 2017 3rd Street North, RE# 175438-0000, legally described as *Lot 3 & 4, Less and Except the South 5.50 feet of Lot 4, Block 203, Elton Realty Company's Replat.*
- B. **PC# 02-22** ADDRESS: **119 & 129 12th Avenue South**
AGENT: John Wallace & Smith Hulsey & Busey OWNER: Golf Stix, LLC.
SUMMARY OF APPLICATION: **Concept Plan for Plat** for a proposed four lot, fee-simple townhouse subdivision located in a Residential Multiple-Family: RM-2 zoning district, pursuant to Section 34-503 of the Jacksonville Beach Land Development Code. The properties are located at 119 & 129 12th Avenue South, RE#(s) 176191-0005 and 176190-0000, legally described as *Lots 8 & 9, Block 112, Pablo Beach South.*
- C. **PC# 03-22** ADDRESS: **2400 3rd Street South, #101**
APPLICANT: Joe Bates, SoNapa Grille OWNER: 2400 South Third, LLC.

AGENT: Bill Schueth, Grunthal & Schueth Properties, Inc.

SUMMARY OF APPLICATION: **Conditional Use** for the transfer of approval for outdoor restaurant seating at a new restaurant for a property located in the Commercial, Limited: C1 zoning district, pursuant to Section 34-342(d)(20) of the Jacksonville Beach Land Development Code. The property is located at 2400 3rd Street South, Unit 101, RE# 179548-0500, legally described as a *Part of Government Lot 16, Section 4, Township 3 South, Range 29 East, Jacksonville Beach* (Applicant SoNapa Grille)

PLANNING DEPARTMENT REPORT

A. The next scheduled meeting is Monday, March 28, 2022.

COURTESY OF THE FLOOR TO VISITORS

ADJOURNMENT

NOTICE

Information concerning the hearing process is available online at www.jacksonvillebeach.org/publichearinginfo and a copy is also posted in the City Hall first floor display case. In accordance with Section 286.0114, Florida Statutes, any member of the public can attend the public hearing and can be heard on any matter presented before the Commission. 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 Commission 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 can be submitted in advance and must include the following: (1) First Name, (2) Last Name, (3) Address, (4) Public Hearing Date, (5) Case Number, and (6) Comments. Written public comments may be submitted by one of the following options: (1) Email to planning@jaxbchfl.net, (2) Postal mail to Planning and Development, Planning Commission - 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 Commission and attached to the related agenda item before the start of the meeting. All comments received are public record.

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.

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.