



City of Jacksonville Beach

11 North Third Street
Jacksonville Beach, Florida

Regular Meeting Agenda

Board of Adjustment

Tuesday, June 21, 2022

7:00 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

Alexi Gonzalez (Chairperson), Owen Curley (Vice-Chairperson), Dan Elmaleh, John Moreland, Jeff Truhlar

Alternates: Todd Smith, Jennifer Williams

APPROVAL OF MINUTES

CORRESPONDENCE

OLD BUSINESS

- A. Request for Successive Application at 3306 Ocean Drive
Case Number(s): BOA#22-100037
Applicant: Robert G. Bruce
Agent: N/A
Owner: Robert & Linda Bruce
Property Address: 3306 Ocean Drive
Parcel ID: 181752-0005
Legal Description: All of Lot 4, and parts of Lots 3 and 5, *Harris Place*
Current Zoning: RS-1
Motion to
Consider: Originally heard 5/3/22. Requesting a successive application based on the required change in land use, change in intensity of use of twenty-five (25) percent

NEW BUSINESS

- A. **Case Number(s): BOA#22-100033**
Applicant: Salt Air Homes, Inc. - Oliver Kraut
Agent: N/A
Owner: Salt Air Homes, Inc. - Oliver Kraut
Property Address: 715 7th Avenue North
Parcel ID: 174393-0000

Legal Description: Lot 9, Block 88, *Pablo Beach Improvement Company's Plat of Northern Portion of Pablo Beach*

Current Zoning: RS-2

Motion to 34-337(e)(1)e, for lot coverage of 43% in lieu of 35% maximum to allow for
Consider: construction of a new single-family dwelling with a rear patio and driveway

B. Case Number(s): BOA#22-100052

Applicant: Nancy Soderberg

Agent: Henry B. Bonar, II - Bonar Engineering

Owner: Nancy Soderberg

Property Address: 3714 Duval Drive

Parcel ID: 181702-0000

Legal Description: All of Lot 2 and the north 35 feet of Lot 3, Block D-6, *Ponte Vedra*

Current Zoning: RS-1

Motion to 34-336(e)(1)c.3, for a rear yard setback of 12 feet in lieu of 30 feet required,
Consider: to attach an existing accessory structure to the primary structure at an existing single-family dwelling

C. Case Number(s): BOA#22-100055

Applicant: Dakota Briggs

Agent: Hunter Faulkner, Jimerson Birr, P.A.

Owner: Jax Homes Investments, LLC.

Property Address: 470 6th Avenue South

Parcel ID: 176331-0010

Legal Description: Lot 9, Block 1, *Oceanside Park*

Current Zoning: RS-2

Motion to 34-337(e)(1)c.3, for a rear yard setback of 20 feet in lieu of 30 feet
Consider: minimum; and 34-337(e)(1)e, for lot coverage of 43% in lieu of 35% maximum to allow for construction of a new single-family dwelling

D. Case Number(s): BOA#22-100056

Applicant: Jason Hamachek

Agent: N/A

Owner: Jason Hamachek

Property Address: 2025 Waterway Island Lane

Parcel ID: 177729-8045

Legal Description: Lot 10, *Preserve at Waterway Island*

Current Zoning: RS-1

Motion to 34-336(e)(1)e, for lot coverage of 42% in lieu of 35% maximum to allow for
Consider: the expansion of an existing driveway, addition of a swimming pool paver deck and construction of an accessory structure at an existing single-family dwelling

PLANNING DEPARTMENT REPORT

A. The next scheduled meeting is Tuesday, July 5, 2022. There are two scheduled cases.

ADJOURNMENT

NOTICE

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 or by sending an e-mail to CityClerk@jaxbchfl.net.

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 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 can 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 distributed to the Agency and attached to the related agenda item before the start of the meeting. Written public comments will be read into the record at the appropriate time and will be limited to three (3) minutes of reading time. 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