

Greater Arlington / Beaches ~ Citizens Planning Advisory Committee

**Regency Square Mall – Community Room ~ 9501 Arlington Expressway
6:30 p.m. Monday, March 10, 2008**

Meeting Summary

Members and Alternates

Michael Anania
James Blache
Larry Belge
Kathy Borck
Albert Cherry
Maria Condaxis
Gene Crabtree

David Evans
Kacy Evans
Anne Hancock
Lad Hawkins
Florence Holcomb
Carroll Huffines
Joe Lek

Helen Ludwig
Dewey Marshall
Eddi Parsons
Tom Shouvin
Jeffrey Shumate
Roberta Thomas
Richard Witzel

Members Excused

Michele Davis
Dorothy Fant
William Figueroa
Sandi Hibbard

Michelle Jerkins
Marcella Lowe
Jay Olchak
Roger Sharp

Guests

Tamera Branam
Mario Rubio
Jeffrey Shumate
Kathy Wicklund
Tamera Wicklund

Staff/Resources

Ed Lukacovic, P&DD
Rosemary Wesolowski,
NSD
Kelley Boree,
Recreation &

Community Services,
Mayors Liaison
Lt. R.J. Amy, JSO
Jim Green, FDOT
Selinda Keyes, DCSB

Robert Walsh, Code
Enforcement

Call to Order

Helen Ludwig called the meeting to order at 6:30 p.m., established that a quorum was present, led the group in an inspirational moment and followed by the Pledge of Allegiance.

Approval of the Minutes

Motion to approve the February 11, 2008 meeting summary was properly seconded and approved by the group.

Speakers

Carla Miller, Ethics Officer, City of Jacksonville presented to the group the State of Florida ethics laws. In particular there are 3 areas that apply to CPAC members: Sunshine Law (open meetings of elected officials and many boards and commissions; notice and minutes of these meetings is required); Public Records Requests (everyone has access to government records. These requests all go to the Mayor's Office to handle); and voting conflicts (if you or your family are doing business with the city you should abstain from voting on any CPAC issues that may be impacted by your business). There are also 3 concepts of ethics that are relevant to CPAC members: criminal prosecution, technical laws (Sunshine Law) and values (individuals doing the right thing with out being told or guided). Carla also informed the group that due to the ethics code if more than one city council member attends a public meeting at the same time without the meeting being properly noticed that would be in violation of the ethics code. As well, she informed the group that 2 or more CPAC members can not discuss CPAC information with out properly noticing the discussion as a meeting. This applies to meeting in person, emails, written letters or notes and phone calls. Ms. Miller will be preparing a PowerPoint presentation to share with the CPAC members and the public. If you have any additional questions please contact Ms. Miller at ethics@coj.net.

Subcommittee Reports

PARKS & RECREATION – no report.

BEAUTIFICATION – no report.

LAND USE & ZONING – Joe Lek announced that this would be his last Greater Arlington Beaches CPAC meeting; CPAC member Al Cherry has agreed to chair the LUZ subcommittee. Mr. Lek presented several motions:

- **Request to review all Administrative Deviations and Minor Modifications applications in the Arlington/Beaches Planning District 2.** *The District 2 Citizens Planning Advisory Committee (CPAC) request that all Minor Modifications and Administrative Deviations applications the Planning and Development Department receives for processing be added to the Arlington CPAC LUZ project list. The CPAC strongly feels some of these applications could have impacts to the surrounding neighborhoods and we feel it is CPAC's responsibility to comment on them.*

The motion was properly seconded and approved by the group.

- **Opposition to the Minor Modification MM 2007-27 to allow the increased maximum building height on Parcels A and B from 85 feet (6 stories) to 100 feet (8 stories) on the southwest quadrant of the Atlantic Boulevard and Intracoastal Waterway intersection.** *The District 2 Citizens Planning Advisory Committee (CPAC) are in opposition to the Minor Modification MM 2007-27 to allow the increased maximum building height on Parcels A and B from 85 feet (6 stories) to 100 feet (8 stories) on the southwest quadrant of the Atlantic Boulevard and Intracoastal Waterway intersection for the following reasons: An approval would set a precedent for similar applications; The 85 foot height approved is already adequate for that location and the application should be for PUD to PUD rezoning. A requested 15 foot height increase is not minor.*

The motion was properly seconded and approved by the group.

- **Opposition to the Rezoning 2008-145 to rezone 9.2 acres from PUD, CRO and RMD-A to PUD to allow the expansion and development of a church at 942 Cesery Boulevard.** *The District 2 Citizens Planning Advisory Committee (CPAC) are in opposition to the Rezoning 2008-145 to rezone 9.2 acres from PUD, CRO and RMD-A to PUD to allow the expansion and development of a church at 942 Cesery Boulevard for the following reason: The PUD application is not complete and is deficient of information.*

The motion was properly seconded and approved by the group.

- **Opposition to the proposed plan to construct a cruise ship terminal/seaport in Mayport Village.** *The District 2 Citizens Planning Advisory Committee (CPAC) is in opposition to the proposed cruise ship terminal in Mayport Village for the following reasons: Mayport Village is a working waterfront and placement of a cruise ship terminal in the Village would be in violation of the Florida State Statutes; the City of Jacksonville has recognized Mayport Village as a fishing Village with unique resources that should be preserved for future generations and a cruise ship terminal use in Mayport Village is too intensive and would severely impact Mayport Village. Therefore, the Arlington CPAC agrees that a cruise ship terminal in Mayport Village is not the proper location. A more detailed list of reasons are found in "Attachment A" of this letter. The attachment can be found at the end of this CPAC summary.*

The motion was made; the length of the letter was discussed. The motion was seconded and approved by the group.

MEMBERSHIP – no report.

TRANSPORTATION – no report.

The Transportation subcommittee is scheduled to meet the 3rd Thursday of the month. Please call Bill Figueroa at 482-0300 to confirm time and location

ENVIRONMENT – met with Councilmember Clay Yarborough to review the landscaping for the Wonderwood Expressway; it is hopeful that the landscape will be complete by the fall.

Staff Reports

MAYOR’S REPRESENTATIVE – Kelley Boree informed the group that the Jacksonville Journey is nearing a conclusion and the recommendation and the report will be announced soon.

JSO – Lt. R.J. Amy informed the group that in the last 14 days property theft is down 18% and violent crime is down 7% in District 2. Operation Safe Street (OSS) has made a big impact on crime already.

PLANNING & DEVELOPMENT – Ed Lukacovic thanked everyone for their participation and compliments on the Greater Arlington Beaches Visioning Community meeting.

FDOT – JTA will host a couple of community meetings to focus on bus route changes; the meetings will be held in April. Please contact JTA for the details.

WONDERWOOD 3 PROJECT – no report

DCSB – Selinda Keyes informed the group that the school board is facing major financial cuts. Most recently the budget was cut an additional \$10 million on top of the previous \$12 million that was identified. At this time the school board is preparing for a difficult year and is actively researching various ways to cut the budget without affecting people. The school board will be holding a set of public meetings in March to look at the current school population; the school board would like to have community input.

DCHD – no report

LANDSCAPE/BUILDING CODE ENFORCEMENT – no report

PROPERTY SAFETY – Robert Walsh – no report.

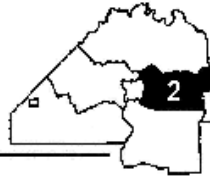
NEIGHBORHOOD SERVICES – Rosemary Wesolowski informed the group that flyers are available in the back of the room for the upcoming “Paint the Town”; JAA Community Meeting – Craig Field and the 2008 National Crime Victims’ Rights week in April.

REPORT FROM THE CHAIR – no report

There being no other business, the meeting was adjourned at 8:30 p.m.

The next meeting will take place on Monday, *May 12*, 2008, 6:30 pm at the Regency Square Mall Community Meeting Room – 9501 Arlington Expressway.

GREATER ARLINGTON/BEACHES
Citizens Planning Advisory Committee
Chair: Helen Ludwig Vice-Chair: Larry Belgo



March 10, 2008

To: Brad Thoburn, Director, Planning Department
William Killingsworth, Chief, Community Planning
Sean Kelly, Chief, Current Planning

Re: Request to review all Administrative Deviations and Minor Modifications applications in the Arlington/Beaches Planning District 2.

The District 2 Citizens Planning Advisory Committee (CPAC) requests that all Minor Modifications and Administrative Deviations applications the Planning and Development Department receives for processing be added to the Arlington CPAC LUZ project list. The CPAC strongly feels some of these applications could have impacts to the surrounding neighborhoods and we feel it is CPAC's responsibility to comment on them.

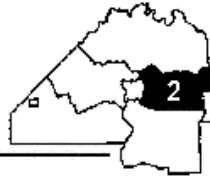
Sincerely,

A handwritten signature in cursive script, appearing to read 'Helen Ludwig'.

Helen Ludwig, Chair
Greater/Arlington/Beaches Citizens Planning Advisory Committee

cc: Gary Kresel, Manager, Long Range Planning Section
Folks Huxford, Zoning Administrator, Current Department
Hon. John Peyton, Mayor, City of Jacksonville

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March 10, 2008

To: Eddie Johnson, Chair, Planning Commission
Hon. Michael Corrigan, Chair, City Council Land, Use, & Zoning Committee

Re: Opposition to the Minor Modification MM 2007-27 to allow the increased maximum building height on Parcels A and B from 85 feet (6 stories) to 100 feet (8 stories) on the southwest quadrant of the Atlantic Boulevard and Intracoastal Waterway intersection.

The District 2 Citizens Planning Advisory Committee (CPAC) are in opposition to the Minor Modification MM 2007-27 to allow the increased maximum building height on Parcels A and B from 85 feet (6 stories) to 100 feet (8 stories) on the southwest quadrant of the Atlantic Boulevard and Intracoastal Waterway intersection for the following reasons:

- An approval would set a precedent for similar applications.
- The 85 foot height approved is already adequate for that location.
- The application should be for PUD to PUD rezoning. A requested 15 foot height increase is not minor.

Sincerely,

A handwritten signature in cursive script that reads "Helen Ludwig".

Helen Ludwig, Chair
Greater/Arlington/Beaches Citizens Planning Advisory Committee

cc: Hon. John Peyton, Mayor
Brad Thoburn, Director, Planning Department
Sandy Simmons, Planning Department

**GREATER ARLINGTON/BEACHES
Citizens Planning Advisory Committee**

Chair: Helen Ludwig Vice Chair: Larry Belge



March 10, 2008

To: Hon. John Peyton, Mayor
Jacksonville City Council
Rick Ferrin, Jacksonville Port Authority

Re: Opposition to the proposed plan to construct a cruise ship terminal/seaport in Mayport Village.

The District 2 Citizens Planning Advisory Committee (CPAC) is in opposition to the proposed cruise ship terminal in Mayport Village for the following general reasons:

- Mayport Village is a working waterfront and placement of a cruise ship terminal in the Village would be in violation of Florida State Statutes.
- The City of Jacksonville has recognized Mayport Village as a fishing Village with unique resources that should be preserved for future generations.
- A cruise ship terminal use in Mayport Village is too intensive and would severely impact Mayport Village.

Therefore, the Arlington CPAC agrees that a cruise ship terminal in Mayport Village is not the proper location. A more detailed list of reasons are found in "Attachment A" of this letter.

Sincerely,

A handwritten signature in cursive script that reads "Helen Ludwig".

Helen Ludwig, Chair
Greater/Arlington/Beaches Citizens Planning Advisory Committee

cc: Eddie Johnson, Chair, Planning Commission
Hon. Michael Corrigan, Chair, City Council Land, Use, & Zoning Committee
Brad Thoburn, Director, Planning Department
Sandy Simmons, Planning Department

Attachment A

Arlington CPAC opposition reasons to the proposed plan to construct a cruise ship terminal/seaport in Mayport Village.

- The City of Jacksonville under resolution 97-343-A and the City of Atlantic Beach under Resolution 97-10 agreed to work with the Waterfronts Florida Program under the State of Florida, Department of Community Affairs.
- In 1997 the Florida State Department of Community Affairs through the Waterfronts Florida Program designated Mayport as one of its first three waterfront communities where there are now twenty-three (23).
- Under City of Jacksonville Ordinance 2001-910, section 656.395 (b), the Jacksonville City Council determined that fishing community of Mayport Village is a unique and valuable resource to the City and its citizens and preserved for future generations.
- “Historic Mayport Village” has historic and cultural values where the “Mayport Village Historical Site Survey” identifies 65 significant sites and the working waterfront zoning ordinance mandates a respect for the historic nature of the Village and that future development comply with this initiative.
- Under City of Jacksonville Ordinance 2006-452, the Jacksonville City Council renamed the Mayport Village Zoning Overlay to the Mayport Village Working Waterfront Zoning Districts.
- Florida Statute 163.3177 through House Bill 955 and Senate Bill 1316 requires text amendments to the Comprehensive Plan of coastal communities to encourage the preservation of recreational and commercial working waterfronts.
- Florida Statute 342.07 defines “Recreational and Working Waterfronts” as “A parcel or parcels of real property that provide access for water-dependant commercial activities, including hotels and motels, or provide access for the public to navigable waters of the state. Recreational and commercial waterfronts require direct access to or a location on, over, or adjacent to a navigable body of water. The term includes water-dependant facilities that are open to the public and offer public access by vessels to the waters of the state or that are support facilities for recreational, commercial, establishments, docks, wharfs, lifts, wet and dry marinas, boat ramps, construction facilities, and other support structure over the water. Seaports are excluded from this definition.

- We feel that a Jacksonville Port Authority Cruise Ship Terminal and/or other Port Cargo/Container facility used for the loading and unloading of passengers, cargo, and containers would be classified as a "SEAPORT" by definition.
- We find the proposed nine plus acre Jacksonville Port Authority cruise ship terminal would be too intense of a usage for the 60 acre or less Mayport Village and would have too large a negative impact to the community's working waterfront and residential zoning districts.
- We think that small boats and a large passenger ship cannot coexist due to Homeland Security regulations
- We feel that Mayport Village is a "Working Waterfront" where a "Seaport" is not a permitted use and any proposed land use amendment and rezoning to the City of Jacksonville to allow such use is in defiance of Florida Statute 342.07.
- The mooring of a large cruise ship in Mayport Village is within the boundaries of the Timucuan Ecological and Historic Preserve.
- In 1997 the Mayport Waterfront Partnership conducted visioning sessions and from those visioning sessions planning documents were produced to guide the efforts of redevelopment of Mayport Village. Large passenger cruise ships were not part of those visioning and planning efforts.
- The Mayport Waterfront Partnership opposes the planning, construction, and placement of the proposed cruise ship terminal in Mayport Village and opposes any proposed future applications for a land use amendment and rezoning that would allow such use.