

REPORT OF THE PLANNING AND DEVELOPMENT DEPARTMENT FOR

APPLICATION FOR REZONING ORDINANCE 2015-496

AUGUST 20, 2015

The Planning and Development Department hereby forwards to the Planning Commission, Land Use and Zoning Committee and City Council its comments and recommendation regarding Application for Rezoning **Ord. 2015-496**.

Location: 8743 Kaye Lane
between Hipps and Marlee Road

Real Estate Numbers: 015707 2010, 015707 0050, 015707 0070, 015707
0000, 015707 0060, 015707 0100, 015707 0025,
015707 0120, 015707 0150

Current Zoning District: Residential Rural-Acre (RR-Acre)

Proposed Zoning District: Residential Low Density-60 (RLD-60)

Current Land Use Category: Low Density Residential

Planning District: Southwest, District 4

Planning Commissioner: Chris Hagan

City Council District: The Honorable Danny Becton, District 11

Owner: Wendy Hickman
8721 Kaye Lane
Jacksonville, Florida 32244

Staff Recommendation: **APPROVE**

GENERAL INFORMATION

Application for Rezoning **2015-496** seeks to rezone approximately 51.17 acres of land from the Residential Rural-Acre (RR-Acre) to the Residential Low Density-60 (RLD-60) zoning district. According to the applicant, the request for the rezoning is to develop a new subdivision consisting of 60 foot lots within a zoning district of RLD-60 similar to those directly west of proposed subject site area. The site is within the LDR functional land use category as defined by

the Future Land Use Map series (FLUMs) contained in the Future Land Use Element (FLUE) adopted as part of the 2030 Comprehensive Plan.

STANDARDS, CRITERIA AND FINDINGS

Pursuant to Section 656.125 of the Zoning Code, an applicant for a proposed rezoning bears the burden of proving, by substantial competent evidence, that the proposed rezoning is consistent with the City's comprehensive plan for future development of the subject parcel. In determining whether a proposed rezoning is consistent with the 2030 Comprehensive Plan, the Planning and Development Department considers several factors, including (a) whether it is consistent with the functional land use category identified in the Future Land Use Map series of the Future Land Use Element; (b) whether it furthers the goals, objectives and policies of the Comprehensive Plan; and (c) whether it conflicts with any portion of the City's land use regulations. Thus, the fact that a proposed rezoning is permissible within a given land use category does not automatically render it consistent with the 2030 Comprehensive Plan, as a determination of consistency entails an examination of several different factors.

1. Is the proposed rezoning consistent with the 2030 Comprehensive Plan?

Yes. In accordance with Section 656.129 Advisory recommendation on amendment of Zoning Code or rezoning of land of the Zoning Code, the Planning and Development Department finds that the subject property is located in the LDR functional land use category according to the Future Land Use Map series (FLUMs) adopted as part of the 2030 Comprehensive Plan. The LDR functional land use category permits housing developments in a gross density range of up to seven (7) dwelling units per acre. The proposed RLD-60 Zoning District is permitted in the LDR functional land use category as a primary zoning district. Therefore, the proposed rezoning meets the minimum requirements in establishing consistency with the land use category.

2. Does the proposed rezoning further the goals, objectives and policies of the 2030 Comprehensive Plan?

Yes. The proposed rezoning furthers the goals, objectives and policies of the 2030 Comprehensive Plan, including the following:

FLUE Policy 1.1.6 states that the city will permit development only if it does not exceed the densities and intensities established in the Future Land Use Element as defined by the Future Land Use map category description and their associated provisions.

The LDR land use category permits a gross density range of up to seven (7) dwelling units per acre when full urban services are available to the site. The RLD-60 district, a primary zoning district in the LDR land use category, has a gross density of 7 units per acre.

FLUE Policy 3.1.1 states that The City shall develop through the Planning and Development Department an incentive program to promote infilling of residential development on vacant land designated for residential use on the Future Land Use Map series.

The proposed RLD-60 zoning district allows development compatible with the surrounding lot sizes which are predominately a mix between 60, 90 and 100 feet wide lots. The residential infill would include development on vacant land designated for a subdivision consisting of 51.17 acres of residential development.

3. *Does the proposed rezoning conflict with any portion of the City's land use regulations?*

No. The proposed rezoning is not in conflict with any portion of the City's land use regulations. The subject property meets the minimum lot requirements of the RLD-60 zoning district as set forth in Section 656.305 of the Zoning Code. Furthermore, the subject properties identified appear to contain adequate acreage to support new residential development on the subject property that will comply with current land use regulations of the City of Jacksonville.

SURROUNDING LAND USE AND ZONING

The subject property is located at 8743 Kaye Lane which also has other adjoining properties surrounding land uses and zoning districts are as follows:

Adjacent Properties	Land Use Category	Zoning District	Current Use
North	LDR	RLD-90/RR-Acre	Single-family
East	LDR	RR-Acre	Single-family, conservation
South	LDR	RR-Acre	Single-family
West	LDR	RLD-60	Single-family

The proposed rezoning to RLD-60 will be consistent and compatible with the surrounding residential with the surrounding 100 foot, 90 foot wide and 60 foot wide parcels.

SUPPLEMENTARY INFORMATION

Staff acknowledges receipt of posted public notice sign by applicant on the subject property was posted August 12, 2015:



RECOMMENDATION

Based on the foregoing, it is the recommendation of the Planning and Development Department that Application for Rezoning 2015-496 be **APPROVED**.



Subject site along private road (Kaye Lane)

Source: City of Jacksonville, Planning & Development Department
Date: August 12, 2015



Private road entrance for subject property

Source: City of Jacksonville, Planning & Development Department
Date: August 12, 2015



Private road cul-de-sac for subject property facing west

Source: City of Jacksonville, Planning & Development Department

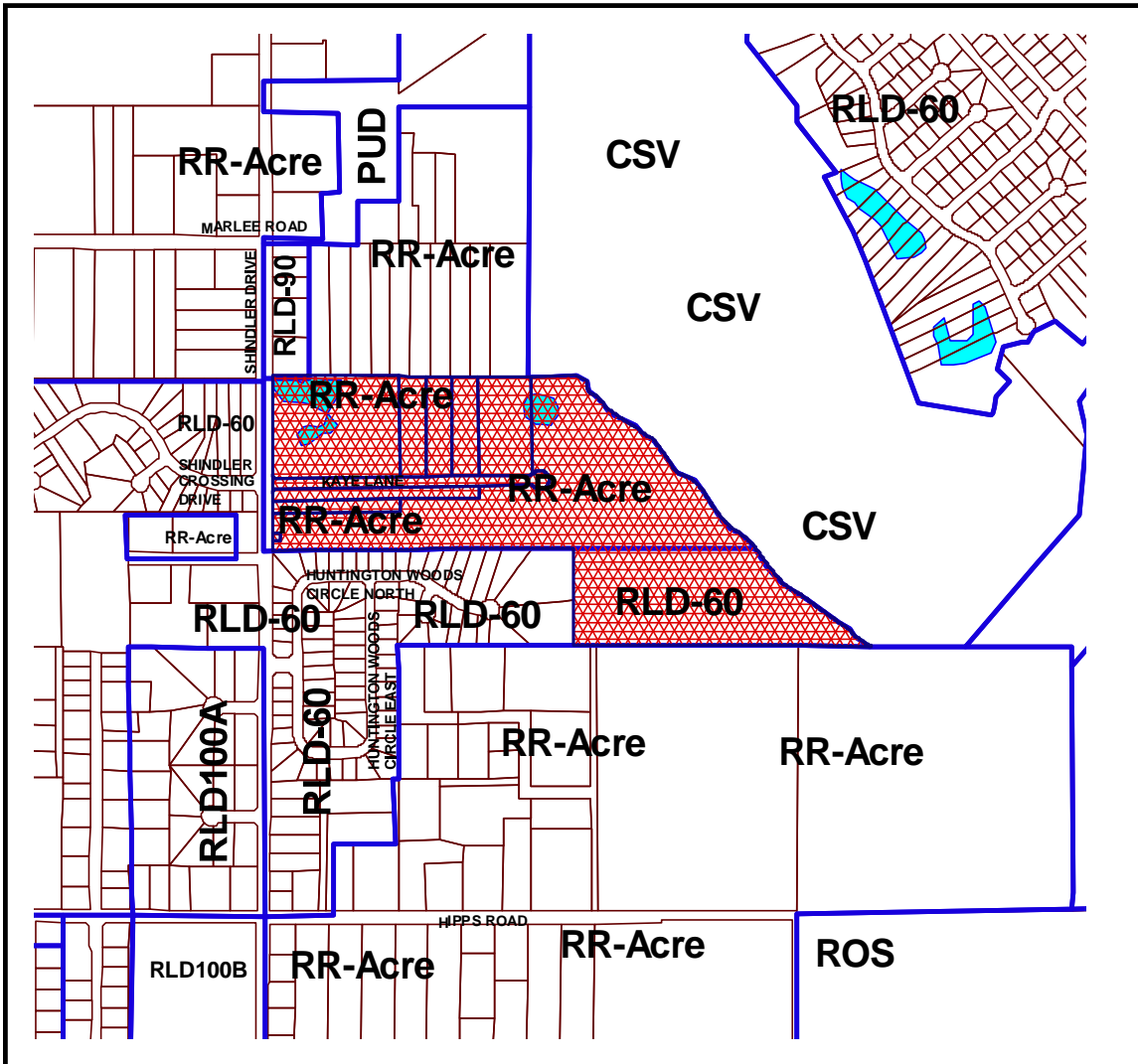
Date: August 12, 2015



Single-family subdivision west of subject property

Source: City of Jacksonville, Planning & Development Department

Date: August 12, 2015



<p>RE• UEST SOUG• T•</p> <p>FROM:RR-Acre & RLD-60</p> <p>TO: RLD-60</p>		<p>•••• •ee•</p> <p>COUNCIL DISTRICT: 12</p>
<p>ORDINANCE NUMBER: ORD-2015-0496</p>	<p>TRACKING NUMBER: T-2015-0741</p>	<p>Exhibit 2</p>

Application For Rezoning To Conventional Zoning District

Planning and Development Department Info

Ordinance # 2015-0496 **Staff Sign-Off/Date** ME / 04/09/2015

Filing Date 12/23/2014 **Number of Signs to Post** 7

Hearing Dates:

1st City Council 08/25/2015 **Planning Commission** 08/20/2015

Land Use & Zoning 09/01/2015 **2nd City Council** N/A

Neighborhood Association ARGYLE AREA CIVIC COUNCIL

Neighborhood Action Plan/Corridor Study N/A

Application Info

Tracking # 741 **Application Status** PAID

Date Started 11/16/2014 **Date Submitted** N/A

General Information On Applicant

Last Name	First Name	Middle Name
HICKMAN	WENDY	C

Company Name

Mailing Address

8721 KAYE LANE

City	State	Zip Code
JACKSONVILLE	FL	32244

Phone	Fax	Email
9047593947	9047721671	HICKMANW1006@GMAIL.COM

General Information On Owner(s)

Check to fill first Owner with Applicant Info

Last Name	First Name	Middle Name
KAYE, TRUST	GLENNA	T

Company/Trust Name

Mailing Address

8721 KAYE LANE

City	State	Zip Code
JACKSONVILLE	FL	32244

Phone	Fax	Email
9047593947	9047721671	HICKMANW1006@GMAIL.COM

Property Information

Previous Zoning Application Filed For Site?

If Yes, State Application No(s)

Map RE#	Council District	Planning District	From Zoning District(s)	To Zoning District
Map				

	015707 2010	11	4	RR-ACRE	RLD-60
Map	015707 0050	11	4	RR-ACRE	RLD-60
Map	015707 0070	11	4	RR-ACRE	RLD-60
Map	015707 0000	11	4	RR-ACRE	RLD-60
Map	015707 0060	11	4	RR-ACRE	RLD-60
Map	015707 0100	11	4	RR-ACRE	RLD-60
Map	015707 0025	11	4	RR-ACRE	RLD-60
Map	015707 0120	11	4	RR-ACRE	RLD-60
Map	015707 0150	11	4	RR-ACRE	RLD-60

Ensure that RE# is a 10 digit number with a space (##### #)

Existing Land Use Category

LDR

Land Use Category Proposed?

If Yes, State Land Use Application #

Total Land Area (Nearest 1/100th of an Acre) 51.17

Justification For Rezoning Application

TO DEVELOP A NEW SUBDIVISION CONSISTING OF 60 FOOT LOTS WITHIN A ZONING DISTRICT OF RLD-60 SIMILAR TO THOSE DIRECTLY WEST OF PROPOSED SUBJECT SITE AREA.

Location Of Property

General Location

1 1/2 MILES SOUTH ON SHINDLER DRIVE FROM 103RD. ST.

House #	Street Name, Type and Direction	Zip Code
8743	KAYE LA	32244

Between Streets

HIPPS ROAD and MARLEE ROAD

Required Attachments For Formal, Complete application

The following items must be attached to each application in the order prescribed below. All pages of the application must be on 8 1/2" X 11" paper with provision for page numbering by the staff as prescribed in the application instructions manual. Please check each item below for inclusion of information required.

- Exhibit 1** A very clear, accurate and legible legal description of the property on the form provided with application package (Exhibit 1). The legal description (which may be either lot and block or metes and bounds) should not be a faint or distorted copy that is difficult to read or duplicate.
- Exhibit A** Property Ownership Affidavit – Notarized Letter(s).
- Exhibit B** Agent Authorization - Notarized letter(s) designating the agent.

Supplemental Information

Supplemental Information items are submitted separately and not part of the formal application

- One copy of the Deeds to indicate proof of property ownership.

Public Hearings And Posting Of Signs

No application will be accepted until all the requested information has been supplied and the required fee has been paid. Acceptance of a completed application does not guarantee its approval by the City Council. The applicant will be notified of public hearing dates on this application upon the filing of the application. The applicant or authorized agent **MUST BE PRESENT** at the public hearings. The required **SIGN(S)** must be **POSTED** on the property **BY THE APPLICANT** within 5 days after the filing of an application. The sign(s) may be removed only after final action of the Council and must be removed within 10 days of such action.

The applicant must also pay for the required public notice stating the nature of the proposed request which is required to be published in an approved newspaper **AT LEAST 14 DAYS IN ADVANCE OF THE PUBLIC HEARING**. (The Daily Record - 10 North Newnan Street, Jacksonville, FL 32202 • (904) 356-2466 • Fax (904) 353-2628) Advertising costs are payable by the applicant directly to the newspaper and the applicant must furnish **PROOF OF PUBLICATION** to the Planning and Development Department, 214 North Hogan Street, Ed Ball Building, Suite 300, Jacksonville, Florida, 32202, prior to the public hearing.

Application Certification

I, hereby, certify that I am the owner or the authorized agent of the owner(s) of the property described herein, that all answers to the questions in this application and all information contained in the material attached to and made a part of this application, are accurate and true to the best of my knowledge and belief. I also attest by my signature that all required information for this rezoning application is completed and duly attached in the prescribed order. Furthermore, if the package is found to be lacking the above requirements, I understand that the application will be returned for correct information.

Filing Fee Information

- 1) **Rezoning Application's General Base Fee:** \$2,000.00
- 2) **Plus Cost Per Acre or Portion Thereof**
51.17 Acres @ \$10.00 /acre: \$520.00
- 3) **Plus Notification Costs Per Addressee**
Notifications @ \$7.00 /each:
- 4) **Total Rezoning Application Cost:**

NOTE: Advertising Costs To Be Billed to Owner/Agent

REVISED LEGAL 12/23/14
 Parcels

RE #	015707.0000
Name	KAYE GLENNA T TRUST
Address	8771 SHINDLER DR JACKSONVILLE 32222
Transaction Price	\$100
Acres	7.29
Book-Page	0770601194
Map Panel	5522
Legal Descriptions	22-3S-25E 7.03 NW1/4 OF NW1/4 OF SW1/4 (EX PT IN CO RD, PT RECD O/R 7706-1194 LYING
Flood Zone	AE
AshSite	Not in AshSite Zone
JEDC Zone	Not in Enterprise Zone
Evacuation Zone	NA
CPAC	Southwest / Planning Dist: 4
Noise Zone	NA
APZ	NA
Civ HH Zone	Cecil/Herlong Height (300', 500')
MI HH Zone	NA
Civ School Reg	NA
MI School Reg	NA
Lighting Reg	NA
Civ Notice Zone	NA
MI Notice Zone	NA
My Neighborhood	

REVISED LEGAL 12/23/14

Parcels

2

RE #	015707 0050
Name	KAYE GLENNA T
Address	8743 KAYE LN JACKSONVILLE 32244
Transaction Price	\$100
Acres	1.46
Book-Page	0647601591
Map Panel	5522
Legal Descriptions	22-3S-25E 1.46 PT N1/2 OF S1/2 RECD O/R 6476-1591 (EX PT RECD PBK 51-100)
Flood Zone	0.2 PCT ANNUAL CHANCE FLOOD HAZARD AE
AshSite	Not in AshSite Zone
JEDC Zone	Not in Enterprise Zone
Evacuation Zone	NA
CPAC	Southwest / Planning Dist: 4
Noise Zone	NA
APZ	NA
Civ HH Zone	Cecil/Herlong Height (500')
MI HH Zone	NA
Civ School Reg	NA
MI School Reg	NA
Lighting Reg	NA
Civ Notice Zone	NA
MI Notice Zone	NA
My Neighborhood	

REVISED LEGAL 12/23/14

Parcels

3

RE #	015707 0150
Name	HICKMAN CHARLES G JR
Address	0 KAYE LN JACKSONVILLE 32244
Transaction Price	\$15000
Acres	1.47
Book-Page	1400500872
Map Panel	5522
Legal Descriptions	22-3S-25E 1.47 PT N1/2 OF SW1/4 RECD OR 14005-872 (EX PT RECD PBK 51-100)
Flood Zone	0.2 PCT ANNUAL CHANCE FLOOD HAZARD, AE
AshSite	Not in AshSite Zone
JEDC Zone	Not in Enterprise Zone
Evacuation Zone	NA
CPAC	Southwest / Planning Dist: 4
Noise Zone	NA
APZ	NA
Civ HH Zone	Cecil/Herlong Height (500')
MI HH Zone	NA
Civ School Reg	NA
MI School Reg	NA
Lighting Reg	NA
Civ Notice Zone	NA
MI Notice Zone	NA
My Neighborhood	

REVISED LEGAL 12/23/14

Parcels

4

RE #	015707 0025
Name	HICKMAN CHARLES G JR
Address	8721 KAYE LN JACKSONVILLE 32244
Transaction Price	\$100
Acres	1.48
Book-Page	0774800321
Map Panel	5522
Legal Descriptions	22-3S-25E 1.48 PT N1/2 OF SW1/4 RECD O/R 7746-321 (EX PT RECD O/R 8996-903, PBK 51-100)
Flood Zone	0.2 PCT ANNUAL CHANCE FLOOD HAZARD, AE
AshSite	Not in AshSite Zone
JEDC Zone	Not in Enterprise Zone
Evacuation Zone	NA
CPAC	Southwest / Planning Dist: 4
Noise Zone	NA
APZ	NA
Civ HH Zone	Cecil/Hertong Height (500')
MI HH Zone	NA
Civ School Reg	NA
MI School Reg	NA
Lighting Reg	NA
Civ Notice Zone	NA
MI Notice Zone	NA
My Neighborhood	

RECORDED LEGAL 12/23/14

Parcels

5

RE #	015707 0120
Name	HICKMAN WENDY C & CHARLES G JR
Address	0 KAYE LN JACKSONVILLE 32244
Transaction Price	\$100
Acres	2.92
Book-Page	1438501771
Map Panel	5522
Legal Descriptions	22-3S-26E 2.921 PT N1/2 OF SW1/4 RECD O/R 14385-1771
Flood Zone	0.2 PCT ANNUAL CHANCE FLOOD HAZARD AE
AshSite	Not in AshSite Zone
JEDC Zone	Not in Enterprise Zone
Evacuation Zone	NA
CPAC	Southwest / Planning Dist: 4
Noise Zone	NA
APZ	NA
Civ HH Zone	Cecil/Herlong Height (500')
MI HH Zone	NA
Civ School Reg	NA
MI School Reg	NA
Lighting Reg	NA
Civ Notice Zone	NA
MI Notice Zone	NA
My Neighborhood	

REVISED LEGAL 12/23/14

Parcels

6

RE #	015707 0060
Name	KAYE GLENNA T TRUST
Address	0 SHINDLER DR JACKSONVILLE 32222
Transaction Price	\$100
Acres	1.4
Book-Page	0899600903
Map Panel	5522
Legal Descriptions	22-3S-25E 1.40 PT N1/2 OF SW1/4 RECD O/R 8996-903 (EX PT RECD PBK 51-100)
Flood Zone	NA
AshSite	Not in AshSite Zone
JEDC Zone	Not in Enterprise Zone
Evacuation Zone	NA
CPAC	Southwest / Planning Dist: 4
Noise Zone	NA
APZ	NA
Civ HH Zone	Cecil/Hartong Height (300', 500')
MI HH Zone	NA
Civ School Reg	NA
MI School Reg	NA
Lighting Reg	NA
Civ Notice Zone	NA
MI Notice Zone	NA
My Neighborhood	

REVISION EGGAL 12/23/14

Parcels

RE #	015707.0100
Name	KAYE GLENNA T TRUST
Address	0 SHINDLER DR JACKSONVILLE 32222
Transaction Price	\$100
Acres	32.61
Book-Page	0774101926
Map Panel	5522
Legal Descriptions	22-3S-25E 33.31 PT N1/2 OF SW1/4 RECD O/R 7741-1926 (EX PT RECD O/RS 6476-1591 LYING E
Flood Zone	0.2 PCT ANNUAL CHANCE FLOOD HAZARD, AE
AshSite	Not in AshSite Zone
JEDC Zone	Not in Enterprise Zone
Evacuation Zone	NA
CPAC	Southwest / Planning Dist: 4
Noise Zone	NA
APZ	NA
Civ HH Zone	Cecil/Herlong Height (300', 500')
MI HH Zone	NA
Civ School Reg	Cecil
MI School Reg	NA
Lighting Reg	NA
Civ Notice Zone	NA
MI Notice Zone	NA
Mv Neighborhood	

7

REVISED LEGAL 12/23/14

Parcels

8

RE #	015707 2010
Name	KAYE GLENNA T REVOCABLE LIVING TR
Address	0 KAYE LN JACKSONVILLE 32222
Transaction Price	\$100
Acres	1.62
Book-Page	0005100100
Map Panel	5522
Legal Descriptions	51-100 22-3S-25E 1.62 KAYE LANE PRIVATE ROAD
Flood Zone	NA
AshSite	Not in AshSite Zone
JEDC Zone	Not in Enterprise Zone
BrownFields	Not in BrownField Zone
Evacuation Zone	NA
CPAC	Southwest / Planning Dist: 4
Noise Zone	NA
APZ	NA
Civ HH Zone	Cecil/Herlong Height (300', 500')
MI HH Zone	NA
Civ School Reg	NA
MI School Reg	NA
Lighting Reg	NA
Civ Notice Zone	NA
MI Notice Zone	NA
My Neighborhood	

REMOVED LEGAL 12/23/14
 Parcels

9

RE #	015707.0070
Name	KAYE GLENNA T TRUST
Address	0 KAYE LN JACKSONVILLE 32222
Transaction Price	\$100
Acres	0.91
Book-Page	0770601194
Map Panel	5522
Legal Descriptions	22-3S-25E .95 PT NW1/4 OF SW1/4 RECD O/R 7706-1194 LYING S OF O/R 8996-903
Flood Zone	NA
AshSite	Not in AshSite Zone
JEDC Zone	Not in Enterprise Zone
BrownFields	Not in BrownField Zone
Evacuation Zone	NA
CPAC	Southwest / Planning Dist: 4
Noise Zone	NA
APZ	NA
Civ HH Zone	Cecil/Herlong Height (300', 500')
MI HH Zone	NA
Civ School Reg	NA
MI School Reg	NA
Lighting Reg	NA
Civ Notice Zone	NA
MI Notice Zone	NA
My Neighborhood	

REVISED LEGAL 12/23/14

Parcels

10

RE #	015707 0110
Name	JACKSONVILLE ELECTRIC AUTHORITY
Address	6915 SHINDLER DR JACKSONVILLE 32222
Transaction Price	\$100
Acres	0.03
Book-Page	0659500727
Map Panel	5522
Legal Descriptions	22-35-25E PT SW1/4 RECD O/R BK 6595-727 (LIFT STATION)
Flood Zone	NA
AshSite	Not in AshSite Zone
JEDC Zone	Not in Enterprise Zone
BrownFields	Not in BrownField Zone
Evacuation Zone	NA
CPAC	Southwest / Planning Dist: 4
Noise Zone	NA
APZ	NA
Civ HH Zone	Cecil/Herlong Height (300')
MI HH Zone	NA
Civ School Reg	Cecil
MI School Reg	NA
Lighting Reg	NA
Civ Notice Zone	NA
MI Notice Zone	NA
My Neighborhood	

EXHIBIT A - Property Ownership Affidavit

Date: 11-20-14

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:

015707-0025 015707-0120 015707-0150

To Whom it May Concern:

I Charles G + Wendy Hickman ^{WE ARE} hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for REZONING submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

Wendy C. Hickman
Wendy C. Hickman
Charles G. Hickman

By _____

Print Name: _____

If Owner is Corporate Entity:*

Print Corporate Name: _____

By _____

Print Name: _____

Its: _____

*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL

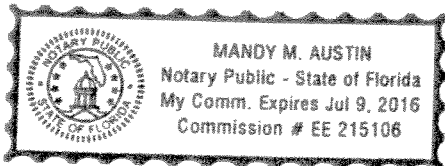
Sworn to and subscribed and acknowledged before me this 3 day of December 2014, by Charles Hickman and Wendy Hickman, who is personally known to me or who has produced FLDL as identification and who took an oath.

Mandy M. Austin

(Signature of NOTARY PUBLIC)

Mandy M. Austin

(Printed name of NOTARY PUBLIC)



State of Florida at Large.

My commission expires: 7/9/2016

MAP OF BOUNDARY SURVEY

DESCRIPTIONS:

PARCEL "A"

015707-6025
PART OF THE NORTH 1/2 OF SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 25 EAST, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE COMMENCE AT THE INTERSECTION OF THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 22, WITH EASTERLY RIGHT OF WAY LINE OF SHINDLER ROAD (A 66 FOOT RIGHT OF WAY) AND RUN NORTH 00°10'34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE A DISTANCE OF 725.28 FEET TO A POINT FOR THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED, CONTINUE THENCE NORTH 0°10'34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE OF SHINDLER ROAD, A DISTANCE OF 60.00 FEET TO A POINT; RUN THENCE NORTH 89°0'45" EAST, A DISTANCE OF 888.38 FEET TO A POINT; RUN THENCE NORTH 0°23'56" WEST, A DISTANCE OF 538.99 FEET TO A POINT ON THE NORTH LINE OF THE NORTH 1/2 OF SOUTHWEST 1/4 OF SAID SECTION 22, RUN THENCE NORTH 89°22'14" EAST, ALONG SAID NORTH LINE, A DISTANCE OF 130.00 FEET TO A POINT; RUN THENCE SOUTH 0°23'56" EAST, A DISTANCE OF 598.47 FEET TO A POINT; RUN THENCE SOUTH 89°08'45" WEST, A DISTANCE OF 1018.62 FEET TO THE POINT OF BEGINNING, EXCEPTING THEREFROM THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS VOLUME 8996, PAGE 903 AND FURTHER EXCEPTING THOSE LANDS SHOWN IN PLAT BOOK 51, PAGES 100 AND 100A.

PARCEL "B"

615707-6150
A PORTION OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 25 EAST, DUVAL COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE COMMENCE AT THE INTERSECTION OF THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 22 WITH THE EASTERLY RIGHT OF WAY LINE OF SHINDLER DRIVE (A 66 FOOT RIGHT OF WAY AS NOW ESTABLISHED) THENCE NORTH 00°10'34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE. SAID LINE ALSO BEING THE WESTERLY LINE OF HUNTINGTON WOODS (AS RECORDED IN PLAT BOOK 45, PAGES 1 THROUGH 1F, INCLUSIVE) OF THE CURRENT PUBLIC RECORDS OF SAID DUVAL COUNTY, AND ITS NORTHERLY PROLONGATION, A DISTANCE OF 775.28 FEET; THENCE NORTH 89°08'45" EAST, DEPARTING FROM SAID EASTERLY RIGHT OF WAY LINE A DISTANCE OF 1,018.19 FEET; THENCE NORTH 00°23'56" WEST, 110.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00°23'56" WEST A DISTANCE OF 488.48 TO A POINT ON THE NORTH LINE OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE AFORESAID SECTION 22; THENCE NORTH 89°22'14" EAST ALONG SAID NORTH LINE, A DISTANCE OF 260.00 FEET; THENCE SOUTH 00°23'56" EAST, DEPARTING FROM SAID NORTH LINE A DISTANCE OF 485.67 FEET TO A POINT ON A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AN ARC DISTANCE OF 9.51 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING OF SOUTH 78°14'43" WEST AND A CHORD DISTANCE OF 9.46 FEET TO THE POINT OF TANGENCY OF SAID CURVE THENCE SOUTH 89°08'45" WEST A DISTANCE OF 250.74 FEET TO THE POINT OF BEGINNING. EXCEPT ANY PART OF CAPTION LYING WITHIN PLAT BOOK 51, PAGE 100.

PARCEL "C"

015707-0120
LEGAL DESCRIPTION: 22-3S-25E 1.46 PT N 1/2 OF SW 1/4 REDCD OR 8007-2472 (EXCEPT PART RECORDED IN PLAT BOOK 51, PAGE 100)
(A PORTION OF SECTION 22 TOWNSHIP 3 SOUTH RANGE 25 EAST, DUVAL COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE SOUTHERLY LINE OF NORTH 1/2 SOUTHWEST 1/4 OF SAID SECTION 22, WITH THE EASTERLY RIGHT OF WAY LINE OF SHINDLER DRIVE, THENCE NORTH 00, 10, 34" WEST 785.28 FEET THENCE NORTH 89 08 45" EAST 758.38 TO THE POINT OF BEGINNING. THENCE NORTH 00 23 56" WEST 539.49 FEET TO THE NORTH 1/2 OF SOUTHWEST 1/4 SECTION 22. THENCE NORTH 89 22 14" EAST ALONG SAID LINE 130 FEET. THENCE SOUTH 00 23 56 EAST 539.49 FEET. THENCE SOUTH 89 08 45" WEST 130.0 FEET TO POINT OF BEGINNING).

STREET ADDRESS:

8721 KAYE LANE

EXHIBIT A - Property Ownership Affidavit

Date: 11-20-14

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:

015707-0050 015707-0070 015707-0000

To Whom it May Concern:

I GLENN T KAYE TRUST hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for REZONING submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

If Owner is Corporate Entity:*

Glenn T. Kaye

Print Corporate Name:

By _____

By _____

Print Name: GLENN T KAYE

Print Name: _____

Its: _____

*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL

Sworn to and subscribed and acknowledged before me this 5th day of December 2014, by Glenn Majesty Kaye, who is personally known to me or who has produced K000-293-23-9380 as identification and who took an oath.

[Signature]
(Signature of NOTARY PUBLIC)
Sharon Perry
(Printed name of NOTARY PUBLIC)



State of Florida at Large.
My commission expires: June 13, 2017

015707-005-0

EXHIBIT "A"

A portion of Section 22, Township 3 South, Range 25 East, Duval County, Florida, being more particularly described as follows: COMMENCE at the intersection of the southerly line of North 1/2 of the Southwest 1/4 of said Section 22, with the Easterly right-of-way line of Shindler Road (a 66 foot right-of-way as now established); thence North $00^{\circ}10'34''$ West, 785.28 feet to the POINT OF BEGINNING; thence North $00^{\circ}10'34''$ West along last said line, 50.00 feet; thence North $89^{\circ}08'45''$ East, 628.19 feet to the East line of the Northwest 1/4 of the Northwest 1/4 of the Southwest 1/4 of said Section 22; thence North $00^{\circ}23'56''$ West along last said line, 490.00 feet to the North line of the North 1/2 of the Southwest 1/4 of said Section 22; thence North $89^{\circ}22'14''$ East along last said line, 130.00 feet; thence South $00^{\circ}23'56''$ East, 539.49 feet; thence South $89^{\circ}08'45''$ West, 758.38 feet to the POINT OF BEGINNING.

015707-0000

VOL 5999 PG 1026

OFFICIAL RECORDS

EXHIBIT "A"

A portion of Section 22, Township 3 South, Range 25 East, Duval County, Florida, being more particularly described as follows: BEGIN at the intersection of the Southerly right-of-way line of the North one-half of the Southwest one-quarter of said Section 22, with the Easterly right-of-way line of Scrubler Road (a 66-foot right-of-way as now established); thence North $00^{\circ} 10' 34''$ West, 660.79 feet, to the South line of the Northwest one-quarter of the Northwest one-quarter of the Southwest one-quarter of said Section 22; thence North $00^{\circ} 11' 45''$ East, 628.86 feet, to the East line of said Northwest one-quarter of the Northwest one-quarter of the Southwest one-quarter; thence North $00^{\circ} 23' 56''$ West, 664.49 feet, to the North line of the North one-half of the Southwest one-quarter of said Section 22; thence North $89^{\circ} 22' 14''$ East, 301 feet, more or less, to the centerline of McGirt's Creek, thence Southeasterly along the centerline of said McGirt's Creek and the meanderings thereof, 2700 feet, more or less, to the South line of the Northwest one-quarter of the Southeast one-quarter of said Section 22; thence South $89^{\circ} 33' 33''$ West along last said line and the South line of the North one-half of the Southwest one-quarter, 2965 feet, more or less, to the POINT OF BEGINNING.

85-74219

AUG 13 2 46 PM '85

RECORDED & INDEXED
CLERK OF DISTRICT COURT, FLA.

[Signature]
CLERK OF DISTRICT COURT

EXHIBIT A - Property Ownership Affidavit

Date: 11-20-14

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:
015707-0060 015707-0100

To Whom it May Concern:

I Glenna T. Kaye Trust hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for REZONING submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

Glenna T. Kaye

By _____
Print Name: GLENN T KAYE

If Owner is Corporate Entity:*

Print Corporate Name: _____

By _____

Print Name: _____

Its: _____

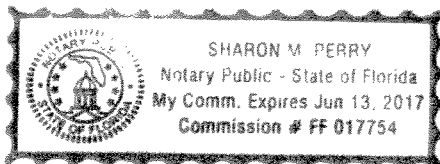
*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sumbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL

Sworn to and subscribed and acknowledged before me this 5th day of December 2014, by Glenna Majesty Kaye, who is personally known to me or who has produced K066-293-23-950-0 as identification and who took an oath.

[Signature]
(Signature of NOTARY PUBLIC)

Sharon Perry
(Printed name of NOTARY PUBLIC)



State of Florida at Large.
My commission expires: June 13, 2017

015707-0060

Book 8996 Pg 904

PARCEL "B"

PART OF THE NORTH 1/2 OF SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 25 EAST, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR POINT OF REFERENCE COMMENCE AT THE INTERSECTION OF THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH WEST 1/4 OF SAID SECTION 22, WITH THE EASTERLY RIGHT OF WAY LINE OF SHINDLER ROAD (A 66 FOOT RIGHT OF WAY) AND RUN NORTH 00° 10' 34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 725.28 FEET TO A POINT FOR THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED CONTINUE THENCE NORTH 00° 10' 34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE OF SHINDLER ROAD, A DISTANCE OF 60.00 FEET TO A POINT; RUN THENCE NORTH 89° 08' 45" EAST A DISTANCE OF 888.38 FEET TO A POINT; RUN THENCE NORTH 00° 23' 56" WEST, A DISTANCE OF 50.00 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF KAYE LANE (A 50 FOOT PRIVATE RIGHT OF WAY AS SHOWN ON THE PLAT OF KAYE LANE AS RECORDED IN PLAT BOOK 51, PAGES 100 AND 100A OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY); RUN THENCE NORTH 89° 08' 45" EAST, ALONG SAID NORTH RIGHT OF WAY LINE OF KAYE LANE, A DISTANCE OF 130.00 FEET TO A POINT; RUN THENCE SOUTH 00° 23' 56" EAST, A DISTANCE OF 110.00 FEET TO A POINT; RUN THENCE SOUTH 89° 08' 45" WEST, A DISTANCE OF 1,018.62 FEET TO THE POINT OF BEGINNING.

THE LANDS THUS DESCRIBED CONTAIN 1.55 ACRES, MORE OR LESS.

FOR: ROY D. KAYE

215707-0100

5999 PG1026

OFFICIAL RECORDS

EXHIBIT "A"

A portion of Section 22, Township 3 South, Range 25 East, Duval County, Florida, being more particularly described as follows: BEGIN at the intersection of the Southerly right-of-way line of the North one-half of the Southwest one-quarter of said Section 22, with the Easterly right-of-way line of Schindler Road (a 66-foot right-of-way as now established); thence North $00^{\circ} 10' 34''$ West, 660.79 feet, to the South line of the Northwest one-quarter of the Northwest one-quarter of the Southwest one-quarter of said Section 22; thence North $89^{\circ} 22' 14''$ East, 628.86 feet, to the East line of said Northwest one-quarter of the Northwest one-quarter of the Southwest one-quarter; thence North $00^{\circ} 23' 56''$ West, 664.49 feet, to the North line of the North one-half of the Southwest one-quarter of said Section 22; thence North $89^{\circ} 22' 14''$ East, 920 feet, more or less, to the centerline of McGirt's Creek, thence Southeasterly along the centerline of said McGirt's Creek and the meanderings thereof, 2700 feet, more or less, to the South line of the Northwest one-quarter of the Southeast one-quarter of said Section 22; thence South $89^{\circ} 33' 03''$ West along last said line and the South line of the North one-half of the Southwest one-quarter, 2965 feet, more or less, to the POINT OF BEGINNING.

85-74219

AUG 13 2 46 PM '85

FILED AND RECORDED IN PUBLIC
RECORDS OF DUVAL COUNTY, FLA.

[Signature]

CLERK OF PUBLIC RECORDS

EXHIBIT A - Property Ownership Affidavit

Date: 12-5-14

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:
015707-2010

To Whom it May Concern:

I Glenna T. Kaye hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for REZONING submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

If Owner is Corporate Entity:*

Print Corporate Name:

By Glenna T. Kaye
Print Name: Glenna T. Kaye

By _____
Print Name: _____
Its: _____

*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL clay

Sworn to and subscribed and acknowledged before me this 8 day of December 2014, by Glenna M. Kaye, who is personally known to me or who has produced FIDL 12/10/14 as identification and who took an oath.

[Signature]
(Signature of NOTARY PUBLIC)

BRITTANI R WRIGHT
(Printed name of NOTARY PUBLIC)



State of Florida at Large.
My commission expires: 08/22/2017

EXHIBIT A - Property Ownership Affidavit

Date: 11-20-14

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:

015707-2010

To Whom it May Concern:

COPIES of Hickman, Wendy C. Hickman
GLENN T. KAYE TRUST thereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for _____ submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

Wendy C. Hickman
Wendy C. Hickman
Charles Hickman

By _____

Print Name: _____

If Owner is Corporate Entity:*

Print Corporate Name: _____

By _____

Print Name: _____

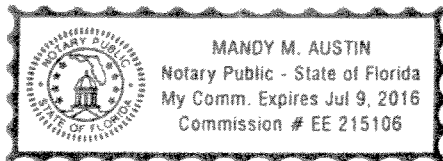
Its: _____

*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL

Sworn to and subscribed and acknowledged before me this 3 day of December 2014, by Charles Hickman and Wendy Hickman who is personally known to me or who has produced FIDL as identification and who took an oath.

Mandy M. Austin
(Signature of NOTARY PUBLIC)



Mandy M. Austin
(Printed name of NOTARY PUBLIC)

State of Florida at Large.
My commission expires: 7/9/16

PARCEL "B"

PART OF THE NORTH 1/2 OF SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 25 EAST, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR POINT OF REFERENCE COMMENCE AT THE INTERSECTION OF THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH WEST 1/4 OF SAID SECTION 22, WITH THE EASTERLY RIGHT OF WAY LINE OF SHINDLER ROAD (A 66 FOOT RIGHT OF WAY) AND RUN NORTH 00° 10' 34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 725.28 FEET TO A POINT FOR THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED CONTINUE THENCE NORTH 00° 10' 34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE OF SHINDLER ROAD, A DISTANCE OF 60.00 FEET TO A POINT; RUN THENCE NORTH 89° 08' 45" EAST A DISTANCE OF 888.38 FEET TO A POINT; RUN THENCE NORTH 00° 23' 56" WEST, A DISTANCE OF 50.00 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF KAYE LANE (A 50 FOOT PRIVATE RIGHT OF WAY AS SHOWN ON THE PLAT OF KAYE LANE AS RECORDED IN PLAT BOOK 51, PAGES 100 AND 100A OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY); RUN THENCE NORTH 89° 08' 45" EAST, ALONG SAID NORTH RIGHT OF WAY LINE OF KAYE LANE, A DISTANCE OF 130.00 FEET TO A POINT; RUN THENCE SOUTH 00° 23' 56" EAST, A DISTANCE OF 110.00 FEET TO A POINT; RUN THENCE SOUTH 89° 08' 45" WEST, A DISTANCE OF 1,018.62 FEET TO THE POINT OF BEGINNING.

THE LANDS THUS DESCRIBED CONTAIN 1.55 ACRES, MORE OR LESS.

FOR: ROY D. KAYE

EXHIBIT B

Agent Authorization

Date: July 11, 2011

City of Jacksonville
Planning and Development Department
Ed Ball Building
214 North Hogan Street, Suite 300
Jacksonville, Florida 32202

Re: Glen Eagle PUD

The Agent Authorization is not required since the property owner is the applicant.

EXHIBIT A - Property Ownership Affidavit

Date: 11-20-14

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:

015707-0025 015707-0120 015707-0150

To Whom it May Concern:

I Charles G + Wendy Hickman ^{WE ARE} hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for REZONING submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

Wendy C. Hickman
Wendy C. Hickman
Charles G. Hickman
By _____

Print Name: _____

If Owner is Corporate Entity:*

Print Corporate Name: _____

By _____

Print Name: _____

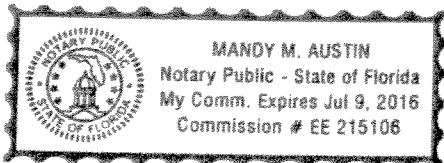
Its: _____

*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

**STATE OF FLORIDA
COUNTY OF DUVAL**

Sworn to and subscribed and acknowledged before me this 3 day of December 2014, by Charles Hickman and Wendy Hickman, who is personally known to me or who has produced FLDL as identification and who took an oath.

Mandy M. Austin
(Signature of NOTARY PUBLIC)



Mandy M. Austin
(Printed name of NOTARY PUBLIC)

State of Florida at Large.
My commission expires: 7/9/2016

MAP OF BOUNDARY SURVEY

DESCRIPTIONS:

PARCEL "A"

015707-6025

PART OF THE NORTH 1/2 OF SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 25 EAST, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE COMMENCE AT THE INTERSECTION OF THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 22, WITH EASTERLY RIGHT OF WAY LINE OF SHINDLER ROAD (A 66 FOOT RIGHT OF WAY) AND RUN NORTH 00°10'34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE A DISTANCE OF 725.28 FEET TO A POINT FOR THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED, CONTINUE THENCE NORTH 0°10'34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE OF SHINDLER ROAD, A DISTANCE OF 60.00 FEET TO A POINT; RUN THENCE NORTH 89°0'45" EAST, A DISTANCE OF 888.38 FEET TO A POINT; RUN THENCE NORTH 0°23'56" WEST, A DISTANCE OF 538.99 FEET TO A POINT ON THE NORTH LINE OF THE NORTH 1/2 OF SOUTHWEST 1/4 OF SAID SECTION 22, RUN THENCE NORTH 89°22'14" EAST, ALONG SAID NORTH LINE, A DISTANCE OF 130.00 FEET TO A POINT; RUN THENCE SOUTH 0°23'56" EAST, A DISTANCE OF 598.47 FEET TO A POINT; RUN THENCE SOUTH 89°08'45" WEST, A DISTANCE OF 1018.62 FEET TO THE POINT OF BEGINNING, EXCEPTING THEREFROM THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS VOLUME 8996, PAGE 903 AND FURTHER EXCEPTING THOSE LANDS SHOWN IN PLAT BOOK 51, PAGES 100 AND 100A.

PARCEL "B"

015707-0150

A PORTION OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 25 EAST, DUVAL COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE COMMENCE AT THE INTERSECTION OF THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 22 WITH THE EASTERLY RIGHT OF WAY LINE OF SHINDLER DRIVE (A 66 FOOT RIGHT OF WAY AS NOW ESTABLISHED) THENCE NORTH 00°10'34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE, SAID LINE ALSO BEING THE WESTERLY LINE OF HUNTINGTON WOODS (AS RECORDED IN PLAT BOOK 45, PAGES 1 THROUGH 1F, INCLUSIVE) OF THE CURRENT PUBLIC RECORDS OF SAID DUVAL COUNTY, AND ITS NORTHERLY PROLONGATION, A DISTANCE OF 775.28 FEET; THENCE NORTH 89°08'45" EAST, DEPARTING FROM SAID EASTERLY RIGHT OF WAY LINE A DISTANCE OF 1,018.19 FEET; THENCE NORTH 00°23'56" WEST, 110.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00°23'56" WEST A DISTANCE OF 488.48 TO A POINT ON THE NORTH LINE OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE AFORESAID SECTION 22; THENCE NORTH 89°22'14" EAST ALONG SAID NORTH LINE, A DISTANCE OF 260.00 FEET; THENCE SOUTH 00°23'56" EAST, DEPARTING FROM SAID NORTH LINE A DISTANCE OF 485.67 FEET TO A POINT ON A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AN ARC DISTANCE OF 9.51 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING OF SOUTH 78°14'43" WEST AND A CHORD DISTANCE OF 9.46 FEET TO THE POINT OF TANGENCY OF SAID CURVE THENCE SOUTH 89°08'45" WEST A DISTANCE OF 250.74 FEET TO THE POINT OF BEGINNING. EXCEPT ANY PART OF CAPTION LYING WITHIN PLAT BOOK 51, PAGE 100.

PARCEL "C"

015707-0120

LEGAL DESCRIPTION: 22-3S-25E 1.46 PT N 1/2 OF SW 1/4 REDCD OR 8007-2472 (EXCEPT PART RECORDED IN PLAT BOOK 51, PAGE 100)
(A PORTION OF SECTION 22 TOWNSHIP 3 SOUTH RANGE 25 EAST, DUVAL COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE SOUTHERLY LINE OF NORTH 1/2 SOUTHWEST 1/4 OF SAID SECTION 22, WITH THE EASTERLY RIGHT OF WAY LINE OF SHINDLER DRIVE, THENCE NORTH 00, 10, 34" WEST 785.28 FEET THENCE NORTH 89 08 45" EAST 758.38 TO THE POINT OF BEGINNING. THENCE NORTH 00 23 56" WEST 539.49 FEET TO THE NORTH 1/2 OF SOUTHWEST 1/4 SECTION 22. THENCE NORTH 89 22 14" EAST ALONG SAID LINE 130 FEET. THENCE SOUTH 00 23 56 EAST 539.49 FEET. THENCE SOUTH 89 08 45" WEST 130.0 FEET TO POINT OF BEGINNING).

STREET ADDRESS:

8721 KAYE LANE

EXHIBIT A - Property Ownership Affidavit

Date: 11-20-14

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:

015707-0050 015707-0070 015707-0000

To Whom it May Concern:

I GLENNAT KAYE TRUST hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for REZONING submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

If Owner is Corporate Entity:*

Glenna T. Kaye

Print Corporate Name:

By _____

By _____

Print Name: GLENNAT KAYE

Print Name: _____

Its: _____

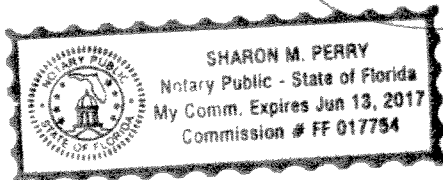
*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL

Sworn to and subscribed and acknowledged before me this 5th day of December 2014, by Glenna Majensky Kaye, who is personally known to me or who has produced K000-293-23-9580 as identification and who took an oath.

[Signature]
(Signature of NOTARY PUBLIC)

Sharon Perry
(Printed name of NOTARY PUBLIC)



State of Florida at Large.

My commission expires: June 13, 2017

015707-005-0

EXHIBIT "A"

A portion of Section 22, Township 3 South, Range 75 East, Duval County, Florida, being more particularly described as follows: COMMENCE at the intersection of the Southerly line of North 1/2 of the Southwest 1/4 of said Section 22, with the Easterly right-of-way line of Shindler Road (a 66 foot right-of-way as now established); thence North $00^{\circ}10'34''$ West, 785.28 feet to the POINT OF BEGINNING; thence North $00^{\circ}10'34''$ West along last said line, 50.00 feet; thence North $89^{\circ}08'45''$ East, 628.19 feet to the East line of the Northwest 1/4 of the Northwest 1/4 of the Southwest 1/4 of said Section 22; thence North $00^{\circ}23'56''$ West along last said line, 490.00 feet to the North line of the North 1/2 of the Southwest 1/4 of said Section 22; thence North $89^{\circ}22'14''$ East along last said line, 130.00 feet; thence South $00^{\circ}23'56''$ East, 539.49 feet; thence South $89^{\circ}08'45''$ West, 758.38 feet to the POINT OF BEGINNING.

015707-0000

VOL 5999 PG 1026

OFFICIAL RECORDS

EXHIBIT "A"

A portion of Section 22, Township 3 South, Range 25 East, Duval County, Florida, being more particularly described as follows: BEGIN at the intersection of the Southerly right-of-way line of the North one-half of the Southwest one-quarter of said Section 22, with the Easterly right-of-way line of Schubler Road (a 66-foot right-of-way as now established); thence North $00^{\circ} 10' 34''$ West, 660.79 feet, to the South line of the Northwest one-quarter of the Northwest one-quarter of the Southwest one-quarter of said Section 22; thence North $89^{\circ} 11' 45''$ East, 628.86 feet, to the East line of said Northwest one-quarter of the Northwest one-quarter of the Southwest one-quarter; thence North $00^{\circ} 23' 56''$ West, 664.49 feet, to the North line of the North one-half of the Southwest one-quarter of said Section 22; thence North $89^{\circ} 22' 14''$ East, 201 feet, more or less, to the centerline of McGirt's Creek, thence Southeasterly along the centerline of said McGirt's Creek and the meanderings thereof, 2700 feet, more or less, to the South line of the Northwest one-quarter of the Southeast one-quarter of said Section 22; thence South $89^{\circ} 33' 03''$ West along last said line and the South line of the North one-half of the Southwest one-quarter, 2965 feet, more or less, to the POINT OF BEGINNING.

85-74219

AUG 13 2 46 PM '85

OFFICE OF THE CLERK OF THE CIRCUIT COURT
DUVAL COUNTY, FLA.

[Signature]
CLERK OF THE CIRCUIT COURT

EXHIBIT A - Property Ownership Affidavit

Date: 11-20-14

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:
015707-0060 015707-0100

To Whom it May Concern:

I Glenna T. Kaye Trust hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for REZONING submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

Glenna T. Kaye

By _____
Print Name: GLENN T KAYE

If Owner is Corporate Entity:*

Print Corporate Name: _____

By _____

Print Name: _____

Its: _____

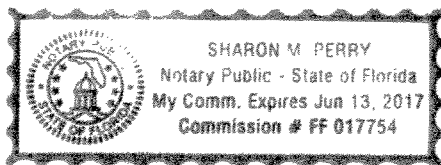
*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL

Sworn to and subscribed and acknowledged before me this 5th day of December 2014, by Glenna Majors Kaye, who is personally known to me or who has produced K 066-293-23-950-0 as identification and who took an oath.

[Signature]
(Signature of NOTARY PUBLIC)

Sharon Perry
(Printed name of NOTARY PUBLIC)



State of Florida at Large.
My commission expires: June 13, 2017

PARCEL "B"

PART OF THE NORTH 1/2 OF SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 25 EAST, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR POINT OF REFERENCE COMMENCE AT THE INTERSECTION OF THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH WEST 1/4 OF SAID SECTION 22, WITH THE EASTERLY RIGHT OF WAY LINE OF SHINDLER ROAD (A 66 FOOT RIGHT OF WAY) AND RUN NORTH 00° 10' 34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 725.28 FEET TO A POINT FOR THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED CONTINUE THENCE NORTH 00° 10' 34" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE OF SHINDLER ROAD, A DISTANCE OF 60.00 FEET TO A POINT; RUN THENCE NORTH 89° 08' 45" EAST A DISTANCE OF 888.38 FEET TO A POINT; RUN THENCE NORTH 00° 23' 56" WEST, A DISTANCE OF 50.00 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF KAYE LANE (A 50 FOOT PRIVATE RIGHT OF WAY AS SHOWN ON THE PLAT OF KAYE LANE AS RECORDED IN PLAT BOOK 51, PAGES 100 AND 100A OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY); RUN THENCE NORTH 89° 08' 45" EAST, ALONG SAID NORTH RIGHT OF WAY LINE OF KAYE LANE, A DISTANCE OF 130.00 FEET TO A POINT; RUN THENCE SOUTH 00° 23' 56" EAST, A DISTANCE OF 110.00 FEET TO A POINT; RUN THENCE SOUTH 89° 08' 45" WEST, A DISTANCE OF 1,018.62 FEET TO THE POINT OF BEGINNING.

THE LANDS THUS DESCRIBED CONTAIN 1.55 ACRES, MORE OR LESS.

FOR: ROY D. KAYE

215707-0100

5999 PG1026

OFFICIAL RECORDS

EXHIBIT "A"

A portion of Section 22, Township 3 South, Range 25 East, Duval County, Florida, being more particularly described as follows: BEGIN at the intersection of the Southerly right-of-way line of the North one-half of the Southwest one-quarter of said Section 22, with the Easterly right-of-way line of Schindler Road (a 66-foot right-of-way as now established); thence North $00^{\circ} 10' 34''$ West, 660.79 feet, to the South line of the Northwest one-quarter of the Northwest one-quarter of the Southwest one-quarter of said Section 22; thence North $33^{\circ} 38' 45''$ East, 628.86 feet, to the East line of said Northwest one-quarter of the Northwest one-quarter of the Southwest one-quarter; thence North $00^{\circ} 23' 56''$ West, 664.49 feet, to the North line of the North one-half of the Southwest one-quarter of said Section 22; thence North $89^{\circ} 22' 14''$ East, 920 feet, more or less, to the centerline of McGirt's Creek, thence Southeasterly along the centerline of said McGirt's Creek and the meanderings thereof, 2700 feet, more or less, to the South line of the Northwest one-quarter of the Southeast one-quarter of said Section 22; thence South $89^{\circ} 33' 03''$ West along last said line and the South line of the North one-half of the Southwest one-quarter, 2965 feet, more or less, to the POINT OF BEGINNING.

85-74219

AUG 13 2 46 PM '85

RECORDED IN PUBLIC RECORDS OF DUVAL COUNTY, FLA.

[Signature]
REC. CLERK

EXHIBIT A - Property Ownership Affidavit

Date: 12-5-14

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:
015707-3010

To Whom it May Concern:

I Glenna T. Kaye hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for REZONING submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

If Owner is Corporate Entity:*

Print Corporate Name:

By Glenna T. Kaye
Print Name: Glenna T. Kaye

By _____
Print Name: _____
Its: _____

*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

STATE OF FLORIDA
COUNTY OF DUVAL Clay

Sworn to and subscribed and acknowledged before me this 8 day of December 2014, by Glenna M. Kaye, who is personally known to me or who has produced FIDLE 12/10/14 as identification and who took an oath.

[Signature]
(Signature of NOTARY PUBLIC)

BRITTANI R WRIGHT
(Printed name of NOTARY PUBLIC)



State of Florida at Large.
My commission expires: 08/22/2017

EXHIBIT A - Property Ownership Affidavit

Date: 11-20-14

City of Jacksonville
Planning and Development Department
214 North Hogan Street, Suite 300,
Jacksonville, Florida 32202

Re: Property Owner Affidavit for the following site location:
015707-2010

To Whom it May Concern:
CHARLES & Wendy C. Hickman
GIENNA T. KAYE TRUST hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for _____ submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

Wendy C. Hickman
Wendy C. Hickman
Charles Hickman

By _____
Print Name: _____

If Owner is Corporate Entity:*

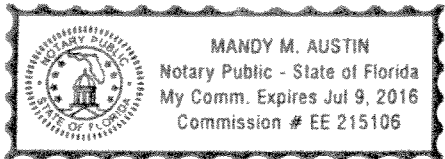
Print Corporate Name: _____
By _____
Print Name: _____
Its: _____

*If Owner is Corporate Entity, please provide documentation illustrating that signatory is an authorized representative of Owner; this may be shown through corporate resolution, power of attorney, printout from sunbiz.org, etc.

**STATE OF FLORIDA
COUNTY OF DUVAL**

Sworn to and subscribed and acknowledged before me this 3 day of December 2014, by Charles Hickman and Wendy Hickman who is personally known to me or who has produced FUDI as identification and who took an oath.

Mandy M. Austin
(Signature of NOTARY PUBLIC)



Mandy M. Austin
(Printed name of NOTARY PUBLIC)

State of Florida at Large.
My commission expires: 7/9/16