



June 9, 2016

The Honorable Greg Anderson, President  
The Honorable Scott Wilson, LUZ Chair  
And Members of the City Council  
City Hall  
117 West Duval Street  
Jacksonville, Florida 32202

**RE: Planning Commission Advisory Report  
Ordinance No.: 2016-327 Application for: Rouen Cove II PUD**

Dear Honorable Council President Anderson, Honorable Council Member and LUZ Chairperson Wilson and Honorable Members of the City Council:

Pursuant to the provisions of Section 30.204 and Section 656.129, *Ordinance Code*, the Planning Commission ("PC") respectfully offers this report for consideration by the Land Use and Zoning Committee ("LUZ").

● Recommendation by JPDD:  Approve  Approve with Conditions  Deny

● Recommendation by PC to LUZ:  Approve  Approve with Conditions  Deny

● This rezoning is subject to the following exhibits:

1. The original legal description dated August 20, 2015.
2. The original written description dated April 13, 2016.
3. The original site plan dated April 13, 2016.
4. The Development Services Division Memorandum dated May 20, 2016 or as otherwise approved by the Planning and Development Department.

● Recommended Planning Commission Conditions\* to the Ordinance:

1. The eight (8) fence on the western property boundary will be on the eastern boundary of the 20 foot natural buffer.

\*Additions made by PC to the proposed Jacksonville Planning and Development Department ("JPDD") conditions are underlined and deletions are indicated with a ~~strikethrough~~.

● Recommended PC Conditions that can be incorporated into the Written Description: None

● PC Vote: 7-0

- PC Commentary: The agent indicated he has met extensively with the neighborhood. The agent proposed the one condition at the commission meeting. There was one speaker, who is directly adjacent to the subject property. She is in favor with the application with the one additional condition.

|                              | <u>Aye</u>                          | <u>Nay</u>               | <u>Abstain</u>           | <u>Absent</u>                       |
|------------------------------|-------------------------------------|--------------------------|--------------------------|-------------------------------------|
| Chris Hagan, Chair           | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            |
| Daniel Blanchard, Vice Chair | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            |
| Abel Harding, Secretary      | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            |
| Marshall Adkison             | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            |
| Ben Davis                    | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            |
| Jerry Friley                 | <input type="checkbox"/>            | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Dawn Motes                   | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            |
| Nicole Padgett               | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            |

If you have any questions or concerns, please do not hesitate to contact me at your convenience.

Sincerely,



Bruce E. Lewis, City Planner Supervisor  
Planning and Development Department