

City of Jacksonville, Florida

Lenny Curry, Mayor

City Hall at St. James 117 W. Duval St. Jacksonville, FL 32202 (904) 630-CITY www.coj.net

September 7, 2017

The Honorable Anna Brosche, President
The Honorable Matt Schellenberg, LUZ Chair
And Members of the City Council
City Hall
117 West Duval Street
Jacksonville, Florida 32202

RE: Planning Commission Advisory Report

Ordinance No.: 2017-495 Application for: Atlantic Kernan Self Storage

Dear Honorable Council President Brosche, Honorable Council Member and LUZ Chairperson Schellenberg 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		☐ Deny

- This rezoning is subject to the following exhibits:
 - 1. The original legal description dated June 15, 2017.
 - 2. The original written description dated April 26, 2017.
 - 3. The original site plan dated April 26, 2017.
- Recommended Planning Commission Conditions* to the Ordinance:
 - All sides of the building shall have architectural details, including faux windows, variations in wall planes, and contrasting banding and pilasters. Flat roofs with parapets shall have contrasting color caps. No plain concrete block is permitted. Architectural elevations shall be submitted at the time of Verification of Substantial Compliance of the PUD for review and approval by the Planning and Development Department.
 - 2. Prior to requesting a final building inspection or occupying the facility in any manner the owner, applicant or developer shall submit to the Planning Department separate certification letters confirming that all horizontal and vertical components of the development have been substantially completed, and all conditions to the development order have been satisfied. This condition shall apply to both phased and non-phased developments.

*Additions made by conditions are <u>underli</u>	· ·	•				lopment D	epartment	("JPDD"
Recommended PC	Conditions that	at can be in	corporated	d into the W	/ritten Descr	iption: Non	ıe	
• PC Vote:	6-0							
PC Commentary:	There was no Commissione		speak in o	pposition a	and there wa	as little dis	scussion ar	nong the
		<u>Aye</u>	<u>Nay</u>	<u>Abstain</u>	<u>Absent</u>			
Daniel Blanchard, Ch	air	\boxtimes						
Abel Harding, Vice Cl	nair	\boxtimes						
Nicole Padgett, Secre	etary	\boxtimes						
Marshall Adkison					\boxtimes			
Ben Davis					\boxtimes			
Chris Hagan		\boxtimes						
Joshua Garrison		\boxtimes						
Dawn Motes								
If you have any quest	ions or concer	ns, please	do not hes	sitate to cor	ntact me at y	our conver	nience.	

Sincerely,

Bruce E. Lewis

(904) 255-7820 blewis@coj.net

Jacksonville, FL 32202

City Planner Supervisor – Current Planning Division

214 North Hogan Street, Suite 300

City of Jacksonville - Planning and Development Department