

Planned Unit Development District

Application For Rezoning To

Planning and Development Department Info

Ordinance # 2017-0832 **Staff Sign-Off/Date** / N/A
Filing Date 12/12/2017 **Number of Signs to Post** 1
Hearing Dates:
1st City Council 01/23/2018 **Planning Commission** 01/18/2018
Land Use & Zoning 02/06/2018 **2nd City Council** 02/13/2016
Neighborhood Association WOODLAND ACRES ASSOCIATION
Neighborhood Action Plan/Corridor Study WOODLAND ACRES

Application Info

Tracking # 1558 **Application Status** PENDING
Date Started 09/22/2017 **Date Submitted** 09/22/2017

General Information On Applicant

Last Name BUEME **First Name** MICHAEL **Middle Name** J
Company Name
 BUEME ENGINEERING, INC.
Mailing Address
 975 ARTHUR MOORE DRIVE
City GREEN COVE SPRINGS **State** FL **Zip Code** 32043
Phone 9047103121 **Fax** 904 **Email**

General Information On Owner(s)

Check to fill first Owner with Applicant Info

Last Name HALE **First Name** GARY **Middle Name**
Company/Trust Name
 ACE DOOR & WINDOW SERVICE, INC.
Mailing Address
 9115 HARE AVENUE
City JACKSONVILLE **State** FL **Zip Code** 32211
Phone 9049622562 **Fax** **Email** GARY@ACEDOOR.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 143749 0000	1	2	RMD-A	: PUD

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

Existing Land Use Category
 MDR

Land Use Category Proposed?

If Yes, State Land Use Application #

5258

Total Land Area (Nearest 1/100th of an Acre) 0.14

Justification For Rezoning Application

OWNER WANTS TO EXPAND EXISTING 25YR BUSINESS OPERATION

Location Of Property

General Location

EAST JACKSONVILLE (WEST OF REGENCY SQUARE MALL)

House #	Street Name, Type and Direction	Zip Code
9115	HARE AVE	32211

Between Streets

MILL CREEK ROAD and LAMSON STREET

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 8½" 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.

Agreed to and submitted

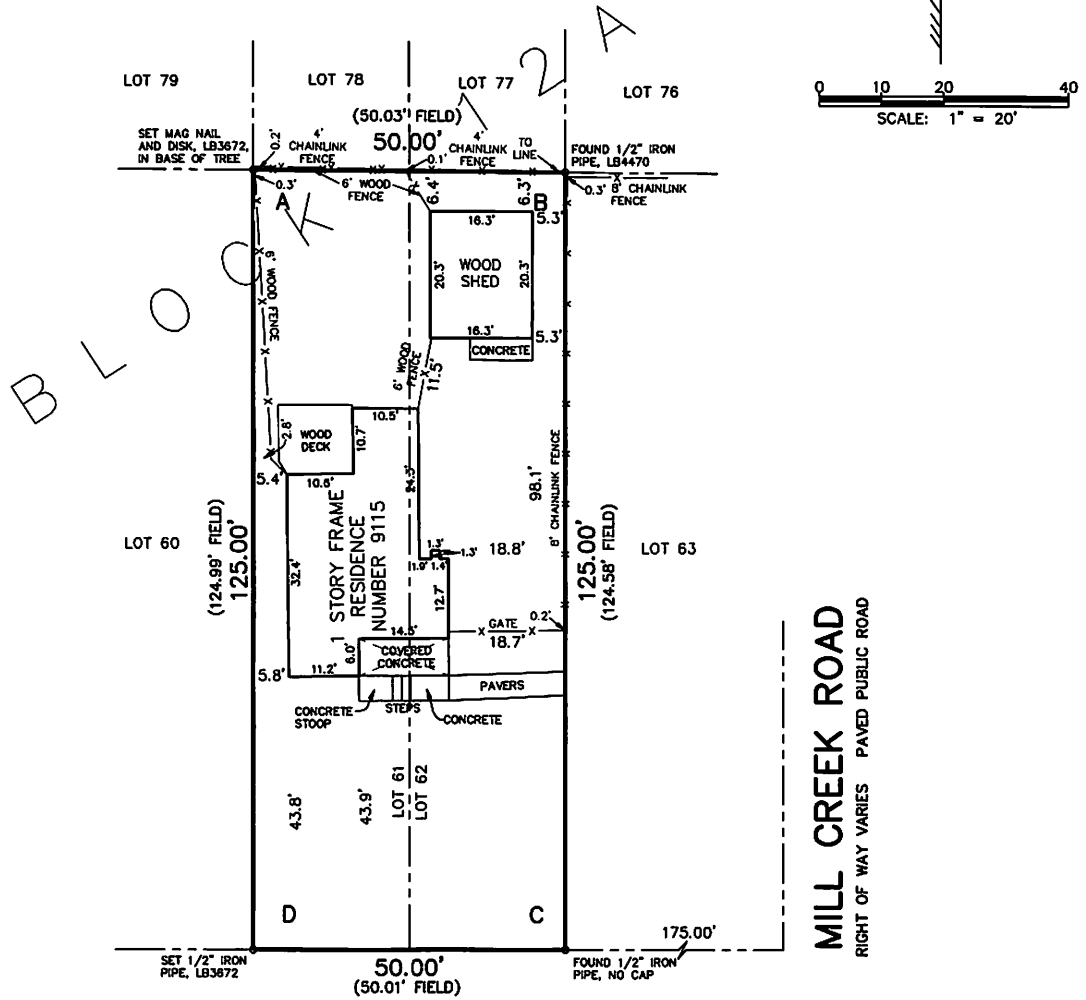
Filing Fee Information

- 1) Rezoning Application's General Base Fee: \$2,000.00
- 2) Plus Cost Per Acre or Portion Thereof
0.14 Acres @ \$10.00 /acre: \$10.00
- 3) Plus Notification Costs Per Addressee
37 Notifications @ \$7.00 /each: \$259.00
- 4) Total Rezoning Application Cost: \$2,269.00

NOTE: Advertising Costs To Be Billed to Owner/Agent

MAP SHOWING SURVEY OF

LOTS 61 AND 62, BLOCK 12A, OAKWOOD VILLA ESTATES AS RECORDED IN PLAT BOOK 8, PAGES 23 THROUGH 25, OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.



MILL CREEK ROAD
RIGHT OF WAY VARIES PAVED PUBLIC ROAD

HARE AVENUE
60' RIGHT OF WAY PAVED PUBLIC ROAD

- NOTES:
1. THIS IS A BOUNDARY SURVEY.
 2. NO BUILDING RESTRICTION LINES AS PER PLAT.
 3. INTERIOR ANGLES PER FIELD SURVEY AS FOLLOWS:
A = 89°31'53"
B = 90°27'33"
C = 90°00'26"
D = 90°00'08"
 4. NORTH PROTRACTED FROM PLAT.

THE PROPERTY SHOWN HEREON LIES IN FLOOD ZONE "X" (AREA OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) AS WELL AS CAN BE DETERMINED FROM THE FLOOD INSURANCE RATE MAP NUMBER 12031C0383H, REVISED JUNE 3, 2013 FOR DUVAL COUNTY, FLORIDA.

THIS SURVEY WAS MADE FOR THE BENEFIT OF GARY HALE.

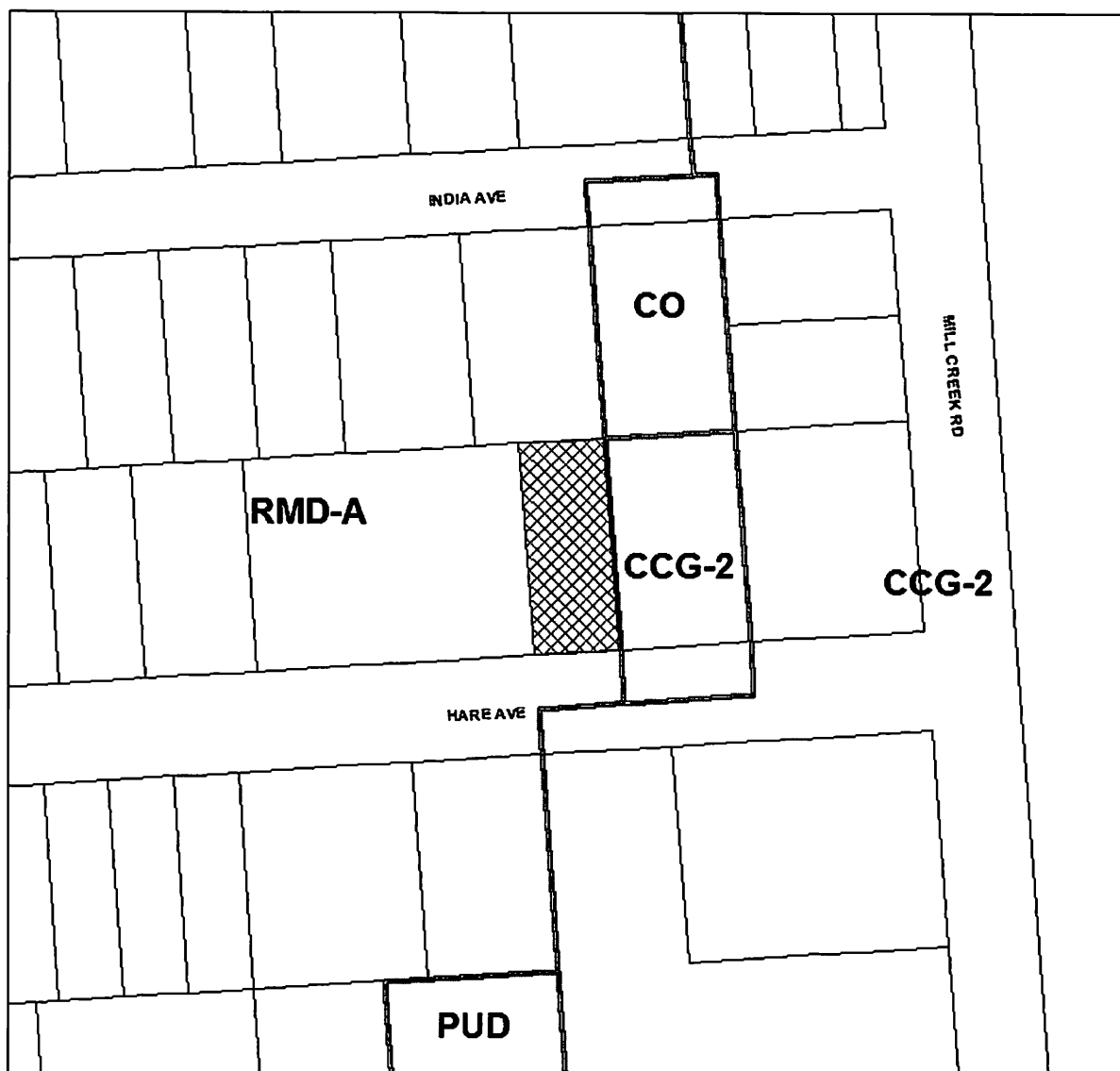
"NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER."

DONN W. BOATWRIGHT, P.S.M.
FLORIDA LIC. SURVEYOR and MAPPER No. LS 3295
FLORIDA LIC. SURVEYING & MAPPING BUSINESS No. LB 3672

CHECKED BY: _____
DRAWN BY: PGP
FILE: 2017-0731

BOATWRIGHT LAND SURVEYORS, INC.
1500 ROBERTS DRIVE, JACKSONVILLE BEACH, FLORIDA 241-8550

DATE: JUNE 2, 2017
SHEET 1 OF 1

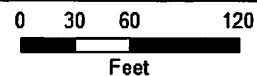
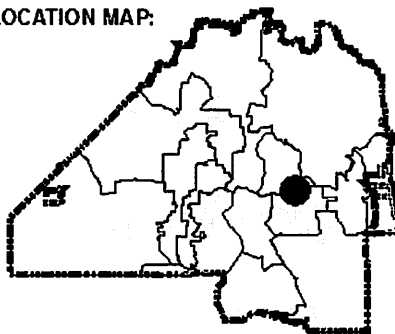


REQUEST SOUGHT:

FROM: RMD-A

TO: PUD

LOCATION MAP:



COUNCIL DISTRICT:

1

ORDINANCE NUMBER:

ORD-2017-0832

TRACKING NUMBER:

T-2017-1558

PAGE 1 OF 1

EXHIBIT A - Property Ownership Affidavit

Date: Aug 8, 2017

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:
9115 Hale Avenue, Pt # 143749-0000

To Whom it May Concern:

I Gary Hale hereby certify that I am the Owner of the property described in Exhibit 1 in connection with filing application(s) for Land Use Amendment + Rezoning submitted to the Jacksonville Planning and Development Department.

If Owner is Individual:

If Owner is Corporate Entity:*

By [Signature]
Print Name: GARY HALE

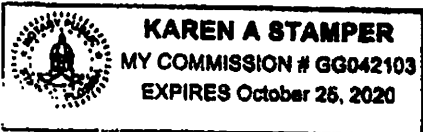
Print Corporate Name:
Ace Doort Window Service, Inc.
By _____
Print Name: Gary Hale
Its: VP

*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 8 day of AUGUST 2017, by GARY S HALE, who is personally known to me or who has produced _____ as identification and who took an oath.

[Signature]
(Signature of NOTARY PUBLIC)



KAREN A STAMPER
(Printed name of NOTARY PUBLIC)

State of Florida at Large.
My commission expires: 10-25-20

EXHIBIT B - Agent Authorization Affidavit- Property Owner

Date: Aug 8, 2017

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

Re: Agent Authorization for the following site location: 9115 Howe Avenue
Rz # 143749-0000

To Whom It May Concern:

You are hereby advised that the undersigned is the owner of the property described in Exhibit 1 attached hereto. Said owner hereby authorizes and empowers Buena
Engineering, Inc. to act as agent to file application(s) for Rezoning & Land Use Amendment for the above-referenced property and in connection with such authorization to file such applications, papers, documents, requests and other matters necessary for such requested change.

If Owner is Individual:

If Owner is Corporate Entity:*

By [Signature]
Print Name: GARY HALE

Print Corporate Name: Ace Door & Window Service, Inc.
By _____
Print Name: Gary Hale
Its: VP

*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

I, 17 Sworn to and subscribed and acknowledged before me this 8 day of AUGUST
2017, by GARY S HALE, who is personally known to me or who has
produced _____ as identification and who took an oath.

[Signature]
(Signature of NOTARY PUBLIC)



KAREN A STAMPER
(Printed name of NOTARY PUBLIC)

State of Florida at Large.
My commission expires: 10-25-20

Binding Letter

Date: 4/3/18

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

RE:

Ladies and Gentleman;

You are hereby advised that the undersigned, owner of the above referenced property, being more particularly described in the PUD document attached hereto and by reference made a part thereof, hereby agrees to bind its successor(s) in title to development in accordance with (a) the site plan and the written description of the proposed rezoning plan submitted with the rezoning application and (b) any conditions set forth by the City Council of the City of Jacksonville in the rezoning ordinance. Owner also agrees to proceed with the development of the subject property in accordance with Items (a) and (b) above and will complete such development in accordance with the site plan approved by that ordinance. Provisions shall be made by written agreement for continuing operation and maintenance of all common areas and facilities, which are not to be provided, operated or maintained by the City of Jacksonville.

Sincerely,

By: 

Its: 

EXHIBIT D

PUD Written Description

ACE DOOR & WINDOW ADMINISTRATIVE OFFICE PUD

April 4, 2018

I. PURPOSE AND INTENT

It is the purpose and intent of this PUD to provide flexibility in planning, design and development; to provide an environment compatible with surrounding land use; to encourage the preservation of the natural site features; thereby promoting the public health, safety, morals, order, comfort, convenience, appearance, prosperity, and the general welfare of the community. The PUD will create a unified development plan potentially incorporating shared access, utilities, stormwater treatment and other development criteria as may be necessary. The creation of a master planned development affords an efficient use of the land. This PUD will also provide the needed facilities for businesses and all the positive economic impacts to the community it creates.

The site consists of 0.14+/- acres of land located on the north side of Hare Avenue, between Mill Creek Road and Lamson Street.

Project Agent/Engineer: Michael Bueme, P.E., B.C.
Bueme Engineering, Inc.
975 Arthur Moore Drive
Green Cove Springs, FL 32043

Project Owner/Developer: Ace Doors & Window Service, Inc.
9115 Hare Avenue
Jacksonville, Florida 32211

Current Land Use Category: MDR (Medium Density Residential) Proposed RPI (Residential Professional Institutional).

Current Zoning District: RMD-A (Residential Medium Density-A) Proposed PUD (Planned Unit Development).

Requested Land Use Category: CGC (Community/General Commercial)

Requested Zoning District: PUD (Planned Unit Development)

Real Estate Numbers(s): 143749-0000

Total Acreage: 0.14+/-acres

Total number of dwelling units by each type: Not Applicable

Total amount of non-residential floor area: 820 sq. ft.

Total amount of recreation/ or open space: Not Applicable

Total amount of public/private rights of way: Not Applicable

Maximum coverage of all buildings and structures: 35%

Phase schedule of construction. Not Applicable

How does the proposed PUD differ from the usual application of the Zoning Code? This PUD district will differ from conventional zoning districts by excluding the less desirable uses found in the conventional districts. This PUD district will be specifically limited to the administrative, professional and business office uses provided herein. Excluding the less desirable uses will make this PUD district more compatible with the existing and proposed surrounding uses.

The PUD district also provides a site plan and is specific as to other design criteria unique to the subject property.

The property owner will maintain the parking areas, landscaping areas and the interior and exterior of the buildings. The continued operation and maintenance of these facilities will be provided by the owner.

II. USES AND RESTRICTIONS

A. Permitted Uses:

1. Administrative, professional and business offices.

B. Permitted accessory uses and structures. See Section 656.403.

C. Restrictions on Uses:

1. Dumpsters, propane tanks and similar appurtenances must be screened from any roadways by landscaping or opaque fencing which is aesthetically compatible with other structures located, or to be located, on the Property.
2. Modifications to the PUD may be accomplished pursuant to Section 656.341 (f) of the Zoning Code.
3. The structure shall maintain its residential character and shall not be expanded or enlarged.

III. DESIGN GUIDELINES

A. Lot requirements:

1. *Minimum lot area:* 6,250 square feet.
2. *Minimum lot width:* 50 feet.
3. *Maximum lot coverage:* 35 percent.
4. *Minimum front yard:* 20 feet.
5. *Minimum side yard:* West side yard 3 feet and east side yard 18.7 feet (wood shed 5.3 feet).
6. *Minimum rear yard:* 10 feet (wood shed 6.4 feet).
7. *Maximum height of structure:* 35 feet.

B. Ingress, Egress and Circulation:

1. Parking Requirements:

a. The parking requirements for this development shall be 3 spaces with 1 being a handicap space. This site can also utilize the parking field next door from the parent parcel at 9123 Hare Avenue.

2. Vehicular Access:

a. Vehicular access to the Property shall be by way of one driveway to Hare Avenue as shown in the Site Plan. The location of access and driveway connection may vary and the final location shall be subject to final engineering design.

3. Pedestrian Access:

a. There is an existing sidewalk contiguous to this site on the north side of Hare Avenue. Sidewalks installed in accordance with the 2030 Comprehensive Plan shall provide pedestrian access.

C. Signs:

1. One building wall sign 6 square feet in area.

2. Because the signs permitted are architectural elements of this PUD, intended to be compatible with and complementary of the building in the PUD, the area of such signs shall be computed on the basis of the smallest regular geometric shape encompassing the outermost individual letter, words, and/or numbers on the sign and shall not include the frame or surrounding mount.

3. Directional signs subject to the review and approval of the Planning and Development Department.

D. Landscaping:

1. This structure was originally constructed as a single family home and will continue to and be maintained to look like a single family home. There will be 5 shade trees (minimum 2 inch caliper) installed along with shrubs (18 inches high at time of planting, spaces 30 inches on center) between each shade tree as depicted on the PUD site plan. Strict compliance with the landscaping regulations would not allow for the needed use provided in this PUD.

E. Utilities:

1. Water, electric and sanitary sewer will be provided by Jacksonville Electric Authority (JEA).

F. Wetlands:

1. There are no wetlands on the site.

IV. DEVELOPMENT PLAN APPROVAL

With each request for verification of substantial compliance with this PUD, a preliminary development plan shall be submitted to the City of Jacksonville Planning and Development Department identifying all existing and proposed uses within the Property, and showing the general layout of the overall Property.

The PUD rezoning site plan is a conceptual PUD rezoning site plan for the purpose of rezoning to the PUD Zoning District. Final design is subject to change through final site planning, engineering, architectural design and market demands. All development improvements are subject to the criteria and approval of the appropriate permitting agencies.

V. JUSTIFICATION FOR PUD CLASSIFICATION FOR THIS PROJECT

The justification for the PUD zoning district which provides for a written description of the intended plan of development and site plan is as follows:

- To allow for a creative approach to the development;
- Provide a more desirable development environment than would be possible through the strict conventional application of the requirements of the Zoning Code;
- For an efficient use of land resulting in lower development costs;
- Provide an environment that will improve the characteristics of the surrounding area;
- Enhance the appearance of the area through development criteria;
- Propose land uses and intensities which will meet certain planning goals and create a balance for the community; and
- This plan and design will create a sustainable development plan.

VI. PUD REVIEW CRITERIA

A. *Consistency with Comprehensive Plan.* According to the Future Land Use Map series (FLUMs) of the 2030 Comprehensive Plan, the designated land use category is MDR (Medium Density Residential), the proposed category is RPI (Residential Professional Institutional), which allows for the above listed uses. If the PUD is approved, the site will be consistent with the RPI land use category and the 2030 Comprehensive Plan.

B. *Consistency with the Concurrency/Mobility Management System.* The Property will be developed in accordance with the rules of the City of Jacksonville Concurrency/Mobility Management System Office.

C. *Allocation of Residential Land Use.* There is no residential component to this PUD.

D. *Internal Compatibility/Vehicular Access.* The proposed PUD contains limitations on the commercial uses permitted on the subject property as well as a common development scheme which contains provisions for signage, landscaping, sidewalks, and other issues relating to common areas and vehicular and pedestrian traffic. The site will have access from Hare Avenue. The location of access points and driveway connections may vary and the final location shall be subject to the review and approval of the City of Jacksonville Traffic Engineer.

E. *External Compatibility/Intensity of Development.* The Property is located in an established mixed use commercial and residential area along Hare Avenue. The use will serve the parent parcel next door at 9123 Hare Avenue. The parent parcel provides a needed business for the community. There is no residential component to this PUD.

F. *Recreation/Open Space.* Not Applicable.

G. *Impact on Wetlands.* There are no wetlands on the subject property.

H. *Listed Species Regulations.* The site contains less than 50 acres and therefore a listed species survey is not required.

I. *Off-Street Parking and Loading Requirements.* The site will provide adequate onsite parking to serve the proposed use. Parking is also provided on the parent parcel next door at 9123 Hare Avenue.

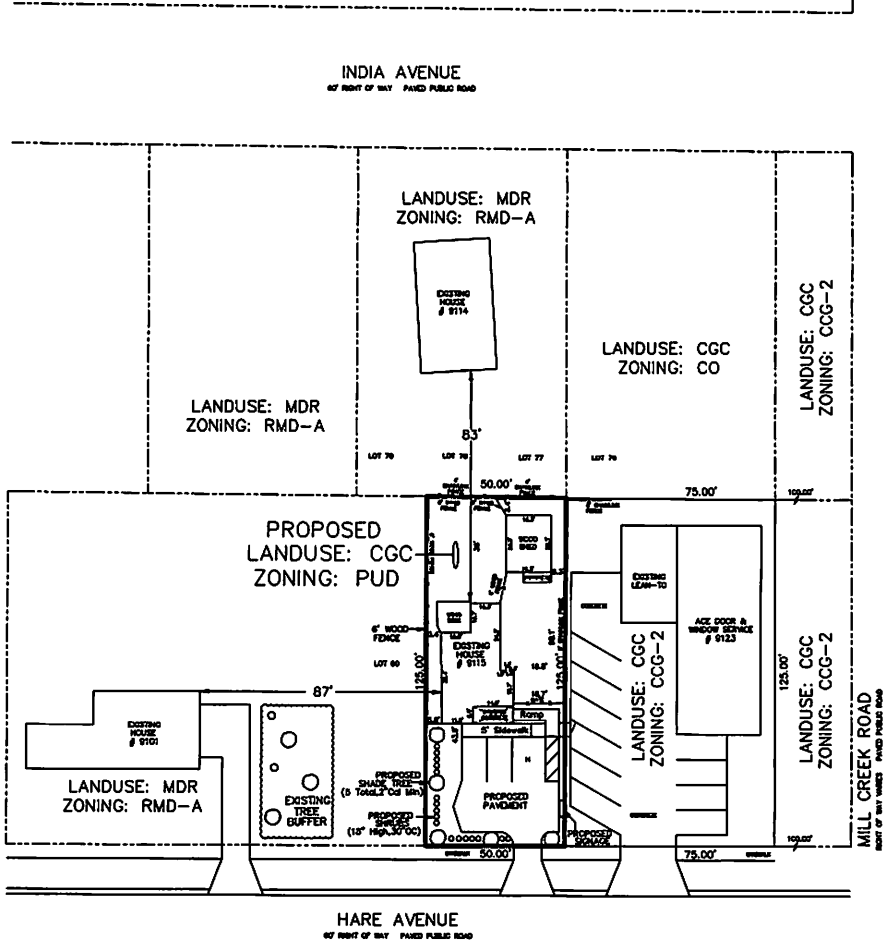
J. Sidewalks, Trails, and Bikeways. Sidewalks will be constructed as may be necessary as per the goals and objectives of the 2030 Comprehensive Plan.

K. Stormwater Retention. Retention shall meet the requirements of the City of Jacksonville and all other state or local agencies with jurisdiction.

L. Utilities. The Jacksonville Electric Authority (JEA) will provide electric, potable water service and sewer service.

NOTES:
 1. THIS IS A SECONDARY SURVEY.
 2. NO BUILDING RESTRICTION LINES AS PER PLAT.
 3. NORTH PROTRACTED FROM PLAT.

MAP SHOWING SURVEY OF
 LOTS 61 AND 62, BLOCK 12A, OAKWOOD VILLA ESTATES AS
 RECORDED IN PLAT BOOK 6, PAGES 23 THROUGH 25, OF THE
 CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.
 CERTIFIED TO: GARY HALE



BUEME ENGINEERING, INC.
 CERTIFICATE OF AUTHORIZATION 00007282
 975 ARTHUR MOORE DRIVE • GREEN COVE SPRINGS, FLORIDA 32043
 PHONE: (904) 778-3838 • FAX: (904) 66-9696

SEAL

NO.	DATE	REVISIONS
1		EXISTING
2		
3		
4		
5		
6		
7		
8		
9		
10		

SITE IMPROVEMENTS
 FOR
 ACE DOOR & WINDOW
 PUD MASTER SITE PLAN

SHEET
 1 OF 1



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Detail By Document Number](#) /

Detail by Entity Name

Florida Profit Corporation

ACE DOOR & WINDOW SERVICE, INC.

Filing Information

Document Number V69101
FEI/EIN Number 59-3142728
Date Filed 10/02/1992
State FL
Status ACTIVE
Last Event NAME CHANGE
AMENDMENT
Event Date Filed 04/05/2002
Event Effective Date NONE

Principal Address

9123 HARE AVE
JACKSONVILLE, FL 32211

Changed: 04/07/2000

Mailing Address

9123 HARE AVE
JACKSONVILLE, FL 32211

Changed: 04/07/2000

Registered Agent Name & Address

HALE, VICTOR A
9123 HARE AVENUE
JACKSONVILLE, FL 32211

Name Changed: 04/05/2001

Address Changed: 04/05/2001

Officer/Director Detail

Name & Address

Title VP

HALE, GARY SVP
3929 SAN REMO DR

JACKSONVILLE, FL 32217

Title P

HALE, VICTOR AP
1134 W. MONTEGO RD
JACKSONVILLE, FL 32216

Title T

HALE, GARY ST
3929 SAN REMO DR
JACKSONVILLE, FL 32217

Annual Reports

Report Year	Filed Date
2015	02/18/2015
2016	01/30/2016
2017	01/07/2017

Document Images

01/07/2017 -- ANNUAL REPORT	View image in PDF format
01/30/2016 -- ANNUAL REPORT	View image in PDF format
02/18/2015 -- ANNUAL REPORT	View image in PDF format
01/13/2014 -- ANNUAL REPORT	View image in PDF format
01/26/2013 -- ANNUAL REPORT	View image in PDF format
02/12/2012 -- ANNUAL REPORT	View image in PDF format
01/20/2011 -- ANNUAL REPORT	View image in PDF format
01/11/2010 -- ANNUAL REPORT	View image in PDF format
04/07/2009 -- ANNUAL REPORT	View image in PDF format
01/08/2008 -- ANNUAL REPORT	View image in PDF format
01/04/2007 -- ANNUAL REPORT	View image in PDF format
01/04/2006 -- ANNUAL REPORT	View image in PDF format
04/27/2005 -- ANNUAL REPORT	View image in PDF format
01/08/2004 -- ANNUAL REPORT	View image in PDF format
04/17/2003 -- ANNUAL REPORT	View image in PDF format
04/09/2002 -- ANNUAL REPORT	View image in PDF format
04/05/2002 -- Name Change	View image in PDF format
04/05/2001 -- ANNUAL REPORT	View image in PDF format
04/07/2000 -- ANNUAL REPORT	View image in PDF format
03/29/1999 -- ANNUAL REPORT	View image in PDF format
07/29/1998 -- ANNUAL REPORT	View image in PDF format
02/11/1997 -- ANNUAL REPORT	View image in PDF format
01/15/1997 -- MISC.	View image in PDF format
01/03/1997 -- NAME CHANGE	View intage in PDF format
06/25/1996 -- ANNUAL REPORT	View image in PDF format

ACE DOOR & WINDOW SERVICE INC
 9123 HARE AVE
 JACKSONVILLE, FL 32211

Primary Site Address
 9115 HARE AVE
 Jacksonville FL 32211

Official Record Book/Page
 15332-01433

Title #
 7423

9115 HARE AVE

Property Detail

RE #	143749-0000
Tax District	GS
Property Use	0100 Single Family
# of Buildings	1
Legal Desc.	For full legal description see Land & Legal section below
Subdivision	02639 OAKWOOD VILLA ESTATES
Total Area	6228

The sale of this property may result in higher property taxes. For more information go to [Save Our Homes](#) and our [Property Tax Estimator](#). 'In Progress' property values, exemptions and other supporting information on this page are part of the working tax roll and are subject to change. Certified values listed in the Value Summary are those certified in October, but may include any official changes made after certification [Learn how the Property Appraiser's Office values property.](#)

Value Summary

	2016 Certified	2017 In Progress
Value Method	CAMA	CAMA
Total Building Value	\$21,402.00	\$22,786.00
Extra Feature Value	\$1,500.00	\$1,544.00
Land Value (Market)	\$7,275.00	\$7,275.00
Land Value (Agric.)	\$0.00	\$0.00
Just (Market) Value	\$30,177.00	\$31,605.00
Assessed Value	\$30,177.00	\$31,605.00
Cap Diff/Portability Amt	\$0.00 / \$0.00	\$0.00 / \$0.00
Exemptions	\$0.00	See below
Taxable Value	\$30,177.00	See below

Taxable Values and Exemptions - In Progress

If there are no exemptions applicable to a taxing authority, the Taxable Value is the same as the Assessed Value listed above in the Value Summary box.

County/Municipal Taxable Value
 No applicable exemptions

SJRWD/FIND Taxable Value
 No applicable exemptions

School Taxable Value
 No applicable exemptions

Sales History

Book/Page	Sale Date	Sale Price	Deed Instrument Type Code	Qualified/Unqualified	Vacant/Improved
15332-01433	8/5/2010	\$21,500.00	SW - Special Warranty	Unqualified	Improved
15305-01520	6/29/2010	\$100.00	SW - Special Warranty	Unqualified	Improved
15258-00545	5/26/2010	\$100.00	CT - Certificate of Title	Unqualified	Improved
14036-00123	6/14/2007	\$84,000.00	WD - Warranty Deed	Qualified	Improved
11723-02471	3/26/2004	\$55,000.00	WD - Warranty Deed	Unqualified	Improved
02914-00611	1/1/1899	\$0.00	- Unknown	Unqualified	Improved
02300-00426	1/1/1899	\$0.00	- Unknown	Unqualified	Improved

Extra Features

LN	Feature Code	Feature Description	Bldg.	Length	Width	Total Units	Value
1	GRWR2	Garage/Util Bdg Wood	1	16	20	320.00	\$1,544.00

Land & Legal

Land										Legal	
LN	Code	Use Description	Zoning	Front	Depth	Category	Land Units	Land Type	Land Value	LN	Legal Description
1	0101	RES MD 8-19 UNITS PER AC	RMD-A	50.00	125.00	Common	50.00	Front Footage	\$7,275.00	1	8-23 23-25-27E
										2	OAKWOOD VILLA ESTATES
										3	LOTS 61,62 BLK 12A

Buildings

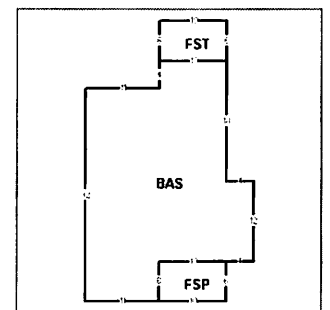
Building 1
 Building 1 Site Address
 9115 HARE AVE
 Jacksonville FL 32211

Building Type	0101 - SFR 1 STORY
Year Built	1963
Building Value	\$22,786.00

Type	Gross Area	Heated Area	Effective Area
Base Area	700	700	700
Finished Storage	60	0	30
Fin Screened Porch	60	0	21
Total	820	700	751

Element	Code	Detail
Exterior Wall	26	26 Alum/Vinyl
Roof Struct	3	3 Gable or Hip
Roofing Cover	3	3 Asph/Comp Shng
Interior Wall	3	3 Plastered
Int Flooring	14	14 Carpet
Int Flooring	8	8 Sheet Vinyl
Heating Fuel	1	1 None
Heating Type	1	1 None
Air Cond	2	2 Wall Unit

Element	Code
Stories	1.000
Bedrooms	2.000
Baths	1.000
Rooms / Units	1.000



2017 Notice of Proposed Property Taxes Notice (TRIM Notice)

Property Appraiser - Property Details

Taxing District	Assessed Value	Exemptions	Taxable Value	Last Year	Proposed	Rolled-back
Gen Govt Ex B&B	\$31,605.00	\$0.00	\$31,605.00	\$345.28	\$361.62	\$344.58
Public Schools: By State Law	\$31,605.00	\$0.00	\$31,605.00	\$137.43	\$133.91	\$136.49
By Local Board	\$31,605.00	\$0.00	\$31,605.00	\$67.84	\$71.05	\$67.38
FL Inland Navigation Dist.	\$31,605.00	\$0.00	\$31,605.00	\$0.97	\$1.01	\$0.95
Water Mgmt Dist. SJRWMD	\$31,605.00	\$0.00	\$31,605.00	\$8.71	\$8.61	\$8.61
Gen Gov Voted	\$31,605.00	\$0.00	\$31,605.00	\$0.00	\$0.00	\$0.00
School Board Voted	\$31,605.00	\$0.00	\$31,605.00	\$0.00	\$0.00	\$0.00
			Totals	\$560.23	\$576.20	\$558.01
	Just Value	Assessed Value	Exemptions	Taxable Value		
Last Year	\$30,177.00	\$30,177.00	\$0.00	\$30,177.00		
Current Year	\$31,605.00	\$31,605.00	\$0.00	\$31,605.00		

2017 TRIM Property Record Card (PRC)

This PRC reflects property details and values at the time of the original mailing of the Notices of Proposed Property Taxes (TRIM Notices) in August.

Property Record Card (PRC)

The PRC accessed below reflects property details and values at the time of Tax Roll Certification in October of the year listed.

2016

2015

2014

• To obtain a historic Property Record Card (PRC) from the Property Appraiser's Office, submit your request here: 

More Information

[Contact Us](#) | [Parcel Tax Record](#) | [GIS Map](#) | [Map this property on Google Maps](#) | [City Fees Record](#)