

REPORT OF THE PLANNING AND DEVELOPMENT DEPARTMENT

APPLICATION FOR SIGN WAIVER SW-18-06

November 7, 2018

Location: 1340 Chaffee Road

Real Estate Number: 001898 0100 and 001896 0900

Waiver Sought: Internal illumination, changing message device,
reduce sign setback

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

Current Land Use Category: Low Density Residential (LDR)

Planning District: Southwest – District 4

Applicant /Agent: Brenna M. Durden, Esq.
245 Riverside Avenue, Suite 150
Jacksonville, FL 32202

Owner: Chaffee Road Church of Christ
1340 S. Chaffee Road
Jacksonville, FL 32221

Staff Recommendation: **APPROVE**

GENERAL INFORMATION

Application for Sign Waiver **Ordinance 2018-0567 (SW-18-06)** seeks to permit an internally illuminated changing messaging device, as well as a reduction in the required minimum setback from 25 feet to 10 feet. The proposed sign will be located at the site of the Chaffee Road Church of Christ, which is zoned RR-Acre. Currently, there is an externally illuminated sign in existence at the same location, which will be replaced by the proposed sign.

NOTICE TO OWNER / AGENT

Section 656.1310, Ordinance Code, sets forth procedures and criteria for evaluating waivers of the Part 13 sign regulations. Section 656.1310 of the Ordinance Code defines a sign as “a painting, structure or device which is placed, erected, or constructed or maintained on or in the ground, or on or outside of an enclosed building or other object or structure or affixed or painted on or inside an exterior window of a building for the purpose of displaying information, advertisement or

attraction of the attention of persons, including posters, pictures, pictorial or reading matter and a letter, word, model, device or representation used in the nature of an advertisement, announcement, attraction or direction”.

STANDARDS, CRITERIA AND FINDINGS

Pursuant to Section 656.1310(a)(i) through (x), Ordinance Code, provides that, with respect to action upon Applications for Sign Waivers, the Planning Commission shall grant a waiver only if substantial competent evidence exists to support a positive finding based on each of the following criteria as applicable:

- (i) *Will the effect of the sign waiver be compatible with the existing contiguous signage or zoning and consistent with the general character of the area considering population, density, scale, and orientation of the structures in the area?*

Yes, the effect of the sign waiver will be compatible with the existing contiguous zoning and general character of the area. The Crystal Springs Baptist Church, located approximately 250 feet north of the subject site at 1320 Chaffee Road South, has a sign that is similar in size, location, and design to the one proposed by this application and for which a sign waiver was approved in 2013 (SW-13-04). There is also a much larger internally illuminated changing messaging sign at the Watson Realty office southeast of the subject site.

- (ii) *Would the result detract from the specific intent of the zoning ordinance by promoting the continued existence of nonconforming signs that exist in the vicinity?*

No, the result of the sign waiver will not detract from the specific intent of the zoning ordinance, in that the new sign is unable to conform to required setbacks due to the existing vehicle use area in the same way the existing sign is. The situation is unique to the subject property and would not promote the existence of any other non-conforming signs in the area.

- (iii) *Could the effect of the proposed waiver diminish property values in, or negatively alter the aesthetic character of the area surrounding the site, and could such waiver substantially interfere with or injure the rights of others whose property would be affected by the same?*

No, the effect of the proposed sign waiver is unlikely to diminish property values in, or negatively alter the aesthetic character of the area surrounding the site, in that the proposed sign will replace an existing one, and will not be the first changing message device in the immediate vicinity along Chaffee Road South.

- (iv) *Would the waiver have a detrimental effect on vehicular traffic or parking conditions, or result in the creation of objectionable or excessive light, glare, shadows or other effects, taking into account existing uses and zoning in the vicinity?*

No, the waiver is unlikely to have a detrimental effect on vehicular traffic or parking conditions. Considering the existence of similar changing message device signs both north and south of the proposed sign, it is unlikely that the proposed sign will create objectionable light, glare or other effects additional to what already exists in the area.

- (v) *Is the proposed waiver detrimental to the public health, safety or welfare, or could such waiver result in additional public expense, creation of nuisances, or cause conflict with any other applicable law?*

No, the proposed waiver is unlikely to be detrimental to the public health, safety, or welfare in that signage already exists on both sides of Chaffee Road South without untoward effects.

- (vi) *Does the subject property exhibit specific physical limitations or characteristics, which could be unique to the site and which would make imposition of the strict letter of the regulation unduly burdensome?*

Yes, the subject property does exhibit specific physical limitations that limit the possible setback of the sign location from the road. The established vehicle use area would require significant modification in order for the sign to meet the setback distance required by the strict letter of the code, and the functional setback of the sign from the roadway exceeds 50 feet.

- (vii) *Is the request based exclusively upon a desire to reduce the costs associated with compliance and is the request the minimum necessary to obtain a reasonable communication of one's message?*

No. The request is not based on a desire to reduce the costs associated with compliance, but is related to the changing message device the Church is seeking to replace their current sign with. The request is not, however, the minimum necessary to obtain a reasonable communication of the Church message.

- (viii) *Is the request the result of violation that has existed for a considerable length of time without receiving a citation and if so, is the violation that exists a result of construction that occurred prior to the applicants acquiring the property, not being a direct result of the actions of the current owner?*

No, the request is not the result of any cited violation, but the existing sign is a long-standing non-conforming structure.

- (ix) *Does the request accomplish a compelling public interest, such as, for example, furthering the preservation of natural resources by saving a tree or trees?*

The Planning Department has not identified any result of the request that is in the public interest at this time.

- (x) *Would strict compliance with the regulation create a substantial financial burden when considering the cost of compliance?*

No, strict compliance with the letter of the regulation would not create a substantial financial burden for the applicant.

SUPPLEMENTARY INFORMATION

Upon visual inspection of the subject property on October 25, 2018 by the Planning and Development Department, the required Notice of Public Hearing signs **were posted.**



RECOMMENDATION

Based on the foregoing, it is the recommendation of the Planning and Development Department that Application Sign Waiver SW-18-06 (Ordinance 2018-0567) be **APPROVED.**



Existing sign, to be replaced by proposed sign



Setback from roadway to existing/proposed sign location



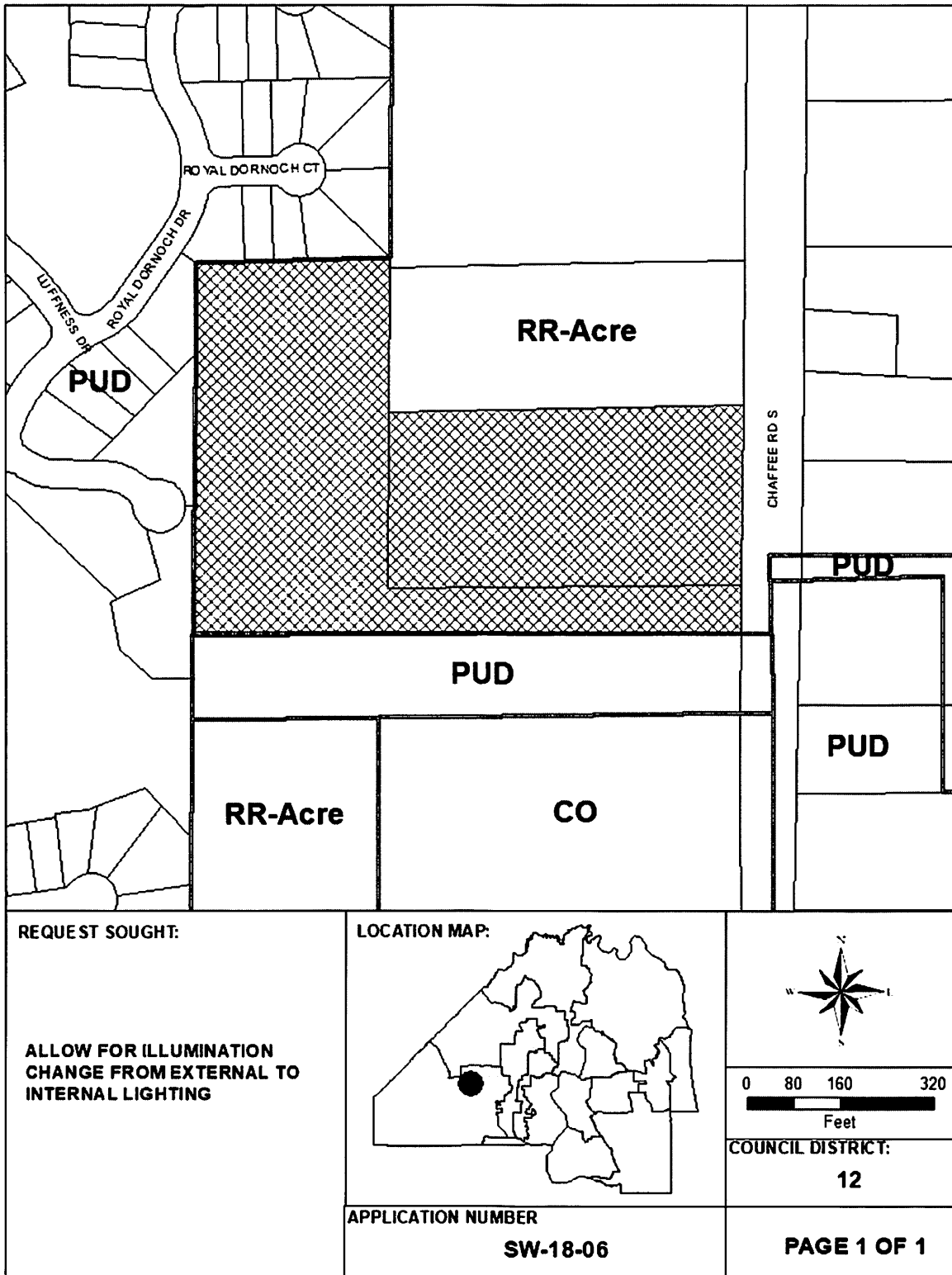
Watson Realty changing message sign, south of subject site



Subject site



Similar sign at church north of subject site



Date Submitted:	7-10-18
Date Filed:	7/18/2018

Application Number:	SW-18-06
Public Hearing:	2018-567

Application for Sign Waiver
City of Jacksonville, Florida
Planning and Development Department

Please type or print in ink. Instructions regarding the completion and submittal of this application are located at the end of this form. For additional information, please contact the Planning and Development Department at (904) 255-7865.

For Official Use Only		
Current Zoning District:	RR	Current Land Use Category: LDR
Council District:	12	Planning District: 4 SW CPAC
Previous Zoning Applications Filed (provide application numbers):		
Applicable Section of Ordinance Code: 656.1303 (b)(3)(iii)		
Notice of Violation(s):		
Neighborhood Association: GLEN EAGLE, WEST JACKSONVILLE CIVIC ASSOC		
Overlay:		
LUZ Public Hearing Date:		City Council Public Hearing Date:
Number of Signs to Post:	2	Amount of Fee: \$1,427.00 Zoning Asst. Initials:

PROPERTY INFORMATION	
1. Complete Property Address: 1340 S. Chaffee Road, Jacksonville, FL 32221	2. Real Estate Number: 001898-0100 and 001896-0900
3. Land Area (Acres): 10.26 acres	4. Date Lot was Recorded: 12/27/1996 and 6/25/1997
5. Property Located Between Streets: South of I-10	6. Utility Services Provider: City Water / City Sewer <input checked="" type="checkbox"/> Well / Septic <input type="checkbox"/>

7. Waiver Sought:

Increase maximum height of sign from _____ to _____ feet (maximum request 20% or 5 ft. in height, whichever is less). *Note – Per Section 656.1310, no waiver shall be granted which would permit a sign in excess of 40 feet in height in any zoning district.

Increase maximum size of sign from _____ sq. ft. to _____ sq. ft. (maximum request 25% or 10 sq. ft., whichever is less)

Increase number of signs from _____ to _____ (not to exceed maximum square feet allowed)

Allow for illumination or change from _____ external to CMD internal lighting

Reduce minimum setback from 25' feet to 10' feet (less than 1 ft. may be granted administratively)

8. In whose name will the Waiver be granted?
Chaffee Road Church of Christ, Inc.

9. Is transferability requested? If approved, the waiver is transferred with the property.

Yes

No

OWNER'S INFORMATION (please attach separate sheet if more than one owner)

10. Name: Chaffee Road Church of Christ, Inc.	11. E-mail: stewartlaw7272@gmail.com
12. Address (including city, state, zip): 1340 S. Chaffee Road Jacksonville, FL 32221	13. Preferred Telephone: (904) 353-8876

APPLICANT'S INFORMATION (if different from owner)

14. Name: Brenna M. Durden	15. E-mail: bdurden@llw-law.com
16. Address (including city, state, zip): Lewis Longman & Walker, P.A., 245 Riverside Ave., Suite 150, Jacksonville, FL 32202	17. Preferred Telephone: (904) 353-6410

CRITERIA

Section 656.1310, Ordinance Code, sets forth procedures and criteria for evaluating waivers of the Part 13 sign regulations. Section 656.1302 of the Ordinance Code defines a sign as *"a painting, structure, projected image or device which is placed, erected, constructed or maintained on or in the ground or water, or on or outside of an enclosed building, boat, ship, vessel or other object or structure or affixed or painted on or inside an exterior window of a building for the purpose of display, information, advertisement or attraction of the attention of persons, including posters, pictures, pictorial or reading matter and a letter, word, model, device or representation used in the nature of an advertisement, announcement, attraction or direction."*

Section 656.133(c)1 through 10, Ordinance Code, provides that, with respect to action upon Applications for Sign Waivers, the City Council shall grant a waiver only if substantial competent evidence exists to support a positive finding based on each of the following criteria as applicable:

1. *Will the effect of the sign waiver be compatible with the existing contiguous signage or zoning and consistent with the general character of the area considering population, density, scale, and orientation of the structures in the area?*
2. *Would the result detract from the specific intent of the zoning ordinance by promoting the continued existence of nonconforming signs that exist in the vicinity?*
3. *Could the effect of the proposed waiver diminish property values in, or negatively alter the aesthetic character of the area surrounding the site, and could such waiver substantially interfere with or injure the rights of others whose property would be affected by the same?*
4. *Would the waiver have a detrimental effect on vehicular traffic or parking conditions, or result in the creation of objectionable or excessive light, glare, shadows or other effects, taking into account existing uses and zoning in the vicinity?*
5. *Is the proposed waiver detrimental to the public health, safety or welfare, or could such waiver result in additional public expense, creation of nuisances, or cause conflict with any other applicable law?*
6. *Does the subject property exhibit specific physical limitations or characteristics, which would be unique to the site and which would make imposition of the strict letter of the regulation unduly burdensome?*
7. *Is the request based exclusively upon a desire to reduce the costs associated with compliance and is the request the minimum necessary to obtain a reasonable communication of one's message?*
8. *Is the request the result of a violation that has existed for a considerable length of time without receiving a citation and if so, is the violation that exists a result of construction that occurred prior to the applicant's acquiring the property, not being a direct result of the actions of the current owner?*
9. *Does the request accomplish a compelling public interest such as, for example, furthering the preservation of natural resources by saving a tree or trees?*
10. *Would strict compliance with the regulation create a substantial financial burden when considering the cost of compliance?*

18. Given the above definition of a "sign" and the aforementioned criteria by which the request will be reviewed against, please describe the reason that the waiver is being sought. Provide as much information as you can; you may attach a separate sheet if necessary. Please note that failure by the applicant to adequately substantiate the need for the request and to meet the criteria set forth may result in a denial.

The church is requesting an internally lit sign waiver to allow for identification and an electronic message center. A schematic of the proposed double-sided monument-style sign is attached to this application. The overall height of the sign is ten (10) feet at the highest peak, overall width at widest point is eight (8) feet. The portion of the sign that will be internally lit includes both the electronic message board (2'0" x 6'8") and the identification portion of the sign (1'6" x 6'8") for a total internally lit area of 3'6" x 6'8" in size.

The sign will be compatible with the existing contiguous signage and zoning and consistent with the general character of the area. This area is fairly well developed with substantial commercial businesses nearby. Property values will not be diminished. The sign will not have a detrimental effect on vehicular traffic or parking conditions, nor create objectionable light or glare. It is sized very conservatively and will fit in very easily with the existing uses and zoning in the vicinity.

ATTACHMENTS

The following attachments must accompany each copy of the application.

- Survey
- Site Plan – two (2) copies on 8 ½ x 11 and two (2) copies on 11 x 17 or larger
- Property Ownership Affidavit (Exhibit A)
- Agent Authorization if application is made by any person other than the property owner (Exhibit B)
- Legal Description – may be written as either lot and block, or metes and bounds (Exhibit 1)
- Proof of property ownership – may be print-out of property appraiser record card if individual owner, http://apps.coj.net/pao_propertySearch/Basic/Search.aspx, or print-out of entry from the Florida Department of State Division of Corporations if a corporate owner, <http://search.sunbiz.org/Inquiry/CorporationSearch/ByName>.
- Photographs of sign structure showing nonconforming nature and physical impediments to compliance.
- If waiver is based on economic hardship, applicant must submit the following:
 - Two (2) estimates from licensed contractors stating the cost of bringing the sign structure into compliance; and
 - Any other information the applicant wished to have considered in connection to the waiver request.

FILING FEES

*Applications filed to correct existing zoning violations are subject to a double fee.

<u>Base Fee</u>	<u>Public Notices</u>	<u>Advertisement</u>
Residential Districts: \$1,161.00	\$7.00 per Addressee	Billed directly to owner/agent
Non-residential Districts: \$1,173.00		

NOTE: City Council may, as a condition of the waiver, specify a time period within which the sign structure shall be required to conform to the requirements of the City's sign regulations.

AUTHORIZATION

Please review your application. No application will be accepted until all of the requested information has been supplied and the required fee has been paid. The acceptance of an application as being complete does not guarantee its approval by the City Council. The owner and/or authorized agent must be present at the public hearing.

The required public notice signs must be posted on the property within five (5) working days after the filing of this application. Sign(s) must remain posted and maintained until a final determination has been made on the application.

I hereby certify that I have read and understand the information contained in this application, that I am the owner or authorized agent for the owner with authority to make this application, and that all of the information contained in this application, including the attachments, is true and correct to the best of my knowledge.

Owner(s)

Print name: _____

Signature: _____

Applicant or Agent (if different than owner)

Print name: Brenna M. Durden

Signature: 

**An agent authorization letter is required if the application is made by any person other than the property owner.*

Owner(s)

Print name: _____

Signature: _____

SUBMITTAL

This application must be typed or printed in ink and submitted along with three (3) copies for a total of four (4) applications. Each application must include all required attachments.

Submit applications to:

Planning and Development Department, Zoning Section

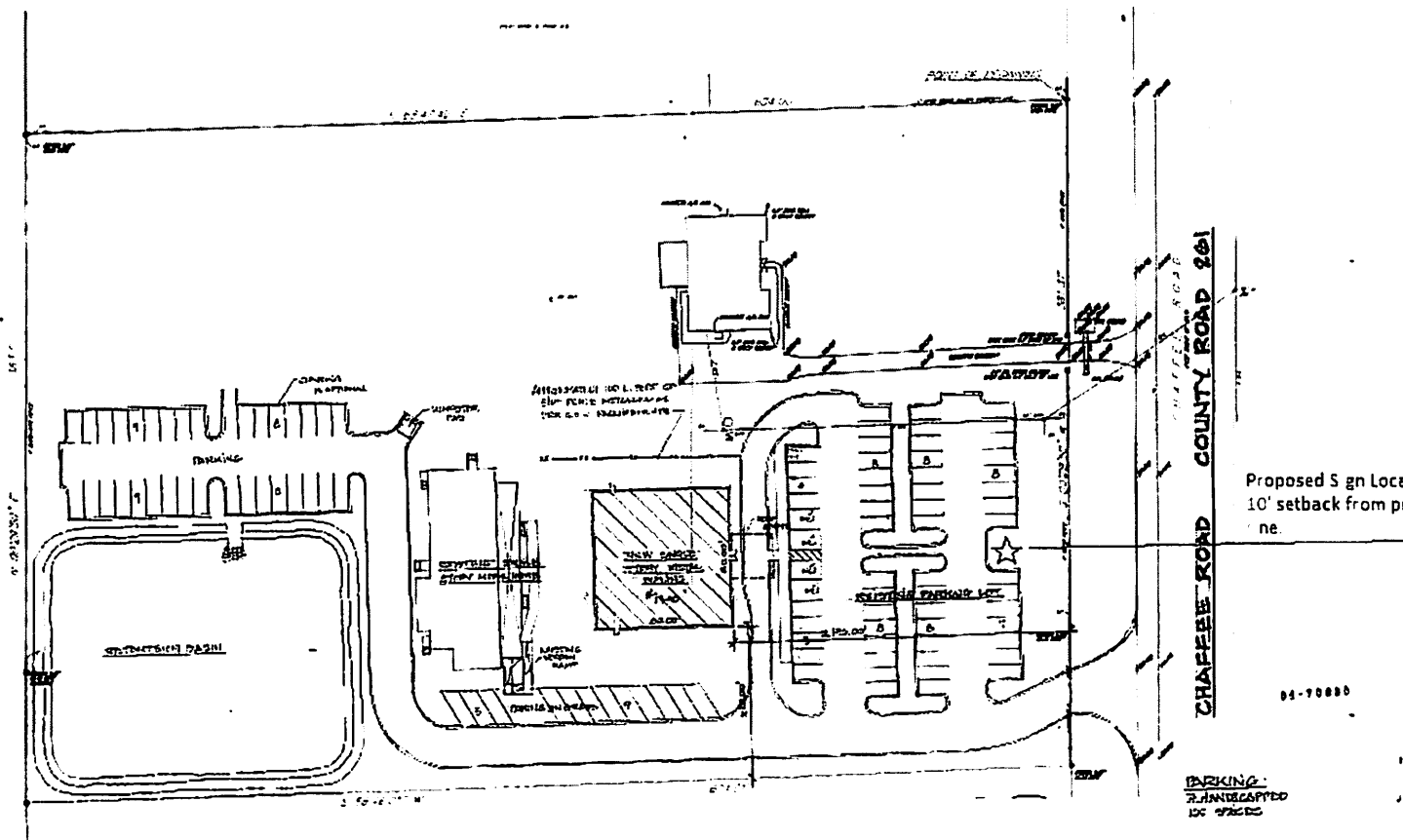
214 North Hogan Street, 2nd Floor

Jacksonville, Florida 32202

(904) 255-8300

THIS SHOWS EXACTLY THE APPROXIMATE POSITION OF THE CHURCH IN RELATION TO THE PROPERTY AS DESCRIBED IN THE INSTRUMENTS REFERRED TO IN THE TITLE HEREON. THE INSTRUMENTS REFERRED TO ARE:
 1. DEED TO THE CHURCH OF CHRIST, COMMUNITY CHURCH, DATED AND RECORDED IN THE PUBLIC RECORDS OF THE COUNTY OF CLATSOP, OREGON, AT THE CORNER OF PAGE 25, BOOK 11, DEEDS.
 2. DEED TO THE CHURCH OF CHRIST, COMMUNITY CHURCH, DATED AND RECORDED IN THE PUBLIC RECORDS OF THE COUNTY OF CLATSOP, OREGON, AT THE CORNER OF PAGE 15, BOOK 11, DEEDS.
 3. DEED TO THE CHURCH OF CHRIST, COMMUNITY CHURCH, DATED AND RECORDED IN THE PUBLIC RECORDS OF THE COUNTY OF CLATSOP, OREGON, AT THE CORNER OF PAGE 16, BOOK 11, DEEDS.
 4. DEED TO THE CHURCH OF CHRIST, COMMUNITY CHURCH, DATED AND RECORDED IN THE PUBLIC RECORDS OF THE COUNTY OF CLATSOP, OREGON, AT THE CORNER OF PAGE 17, BOOK 11, DEEDS.
 5. DEED TO THE CHURCH OF CHRIST, COMMUNITY CHURCH, DATED AND RECORDED IN THE PUBLIC RECORDS OF THE COUNTY OF CLATSOP, OREGON, AT THE CORNER OF PAGE 18, BOOK 11, DEEDS.
 6. DEED TO THE CHURCH OF CHRIST, COMMUNITY CHURCH, DATED AND RECORDED IN THE PUBLIC RECORDS OF THE COUNTY OF CLATSOP, OREGON, AT THE CORNER OF PAGE 19, BOOK 11, DEEDS.
 7. DEED TO THE CHURCH OF CHRIST, COMMUNITY CHURCH, DATED AND RECORDED IN THE PUBLIC RECORDS OF THE COUNTY OF CLATSOP, OREGON, AT THE CORNER OF PAGE 20, BOOK 11, DEEDS.

FOR AMOUNT - SEE INSTRUMENTS REFERRED TO



04-70880

PARKING -
 A - HANDICAPPED
 B - OTHER

SITE GEOMETRY
 1" = 30.00'



EXHIBIT A

Property Ownership Affidavit - Corporation

Date: 6/17/18

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 in Jacksonville, Florida:
Address: 1340 S. Chaffee Road RE#(s): 001898-0100 and 001898-0900

To Whom it May Concern:

I Gerald Stewart, as Director of Chaffee Road Church of Christ, Inc., a Florida corporation, hereby certify that said corporation is the Owner of the property described in Exhibit 1 in connection with filing application(s) for sign waiver submitted to the Jacksonville Planning and Development Department.

(signature) [Handwritten Signature]

(print name) Gerald Stewart

Please provide documentation illustrating that signatory is an authorized representative of the corporation; 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 17th day of June, 2018, by Gerald Stewart, as Director of Chaffee Road Church of Christ, Inc., a Florida corporation, who is personally known to me or who has produced [Signature] as identification and who took an oath.

[Handwritten Signature: Lisa Dean]
(Signature of NOTARY PUBLIC)

Lisa Dean
(Printed name of NOTARY PUBLIC)

State of Florida at Large. My commission expires: January 8, 2022
 LISA DEAN
Commission # GG 169811
Expires January 8, 2022
Sanborn Tree Budget Notary Services

EXHIBIT B

Agent Authorization - Corporation

Date: 6/17/18

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

Re: Agent Authorization for the following site location in Jacksonville, Florida:

Address: 1340 S. Chaffee Road RE#(s): 001898-0100 and 001898-0900

To Whom it May Concern:

You are hereby advised that Gerald Stewart, as Director of Chaffee Road Church of Christ, Inc., a corporation organized under the laws of the state of Florida, hereby authorizes and empowers Brenna M. Durden of Lewis, Longman & Walker to act as agent to file application(s) for sign waiver 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 as submitted to the Jacksonville Planning and Development Department.

(signature) [Handwritten Signature]
(print name) Gerald Stewart

**STATE OF FLORIDA
COUNTY OF DUVAL**

Sworn to and subscribed and acknowledged before me this 17th day of June, 2018, by Gerald Stewart, as _____, of Chaffee Road Church of Christ, Inc., a Florida corporation, who is personally known to me or who has produced _____ as identification and who took an oath.

[Handwritten Signature]
(Signature of NOTARY PUBLIC)
LISA DEAN
(Printed name of NOTARY PUBLIC)

State of Florida at Large.  **LISA DEAN**
My commission expires: **Commission # GG 163611**
Expires January 8, 2022
Bonded Through Budget Notary Services



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

Detail by Entity Name

Florida Not For Profit Corporation
CHAFFEE ROAD CHURCH OF CHRIST, INC.

Filing Information

Document Number	N04071
FEI/EIN Number	59-1453455
Date Filed	07/09/1984
State	FL
Status	ACTIVE
Last Event	AMENDMENT AND NAME CHANGE
Event Date Filed	05/18/2001
Event Effective Date	NONE

Principal Address

1340 CHAFFEE ROAD, SOUTH
JACKSONVILLE, FL 32221

Changed: 05/18/2001

Mailing Address

1340 CHAFFEE ROAD, SOUTH
JACKSONVILLE, FL 32221

Changed: 04/07/2008

Registered Agent Name & Address

DEAN, CHRISTOPHER B
2303 SOMERSET RD
JACKSONVILLE, FL 32210

Name Changed: 03/20/2012

Address Changed: 03/20/2012

Officer/Director Detail

Name & Address

Title D

STEWART, GERALD
8121 WORMWOOD ROAD

JACKSONVILLE, FL 32210

Title O

DEAN, RICKI A
 11983 SUNOWA SPRINGS TRAIL
 BRYCEVILLE, FL 32009

Annual Reports

Report Year	Filed Date
2016	04/29/2016
2017	02/19/2017
2018	03/22/2018

Document Images

<u>03/22/2018 -- ANNUAL REPORT</u>	View image in PDF format
<u>02/19/2017 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/29/2016 -- ANNUAL REPORT</u>	View image in PDF format
<u>03/02/2015 -- ANNUAL REPORT</u>	View image in PDF format
<u>05/19/2014 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/12/2013 -- ANNUAL REPORT</u>	View image in PDF format
<u>03/20/2012 -- ANNUAL REPORT</u>	View image in PDF format
<u>02/14/2011 -- ANNUAL REPORT</u>	View image in PDF format
<u>02/15/2010 -- ANNUAL REPORT</u>	View image in PDF format
<u>02/27/2009 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/07/2008 -- ANNUAL REPORT</u>	View image in PDF format
<u>02/28/2007 -- ANNUAL REPORT</u>	View image in PDF format
<u>07/06/2006 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/20/2005 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/29/2004 -- ANNUAL REPORT</u>	View image in PDF format
<u>05/08/2003 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/09/2002 -- ANNUAL REPORT</u>	View image in PDF format
<u>05/18/2001 -- ANNUAL REPORT</u>	View image in PDF format
<u>05/18/2001 -- Amendment and Name Change</u>	View image in PDF format
<u>03/07/2000 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/23/1999 -- ANNUAL REPORT</u>	View image in PDF format
<u>05/13/1998 -- ANNUAL REPORT</u>	View image in PDF format
<u>04/03/1997 -- ANNUAL REPORT</u>	View image in PDF format
<u>06/19/1996 -- ANNUAL REPORT</u>	View image in PDF format
<u>05/01/1995 -- ANNUAL REPORT</u>	View image in PDF format

EXHIBIT 1

Legal Description

RE# 1896-0900

A Part of Tracts 1 and 3, Block 4, Section 25, Township 2 South, Range 24 East, Jacksonville Heights, as recorded in plat book 5, page 93 of the current public records of Duval County, Florida, being more particularly described as follows:

Commence at the intersection of the North line of said Tract 1 and the Easterly right of way line of Chaffee Road (a 100 foot right of way as now established); thence South 00 degrees 29 minutes 50 seconds West along said Westerly right of way line, 553.12 feet to the Point of Beginning; thence continue along said Westerly right of way line South 00 degrees 29 minutes 50 seconds West, 80.00 feet; thence South 88 degrees 46 minutes 01 seconds West, 443.94 feet to the westerly line of said Tract 3; thence North 00 degrees 17 minutes 20 seconds East along said westerly line of Tract 3, 633.51 feet of the North line of said Tract 1; thence North 90 degrees 47 minutes 40 seconds East along said North line, 342.23 feet; thence South 00 degrees 29 minutes 50 seconds West, 553.41 feet; thence North 90 degrees 46 minutes 01 seconds East, 604.01 feet to the Point of Beginning.

RE# 1898-0100

A part of Tract 1, Block 4, Section 25, Township 2 South, Range 24 East, Jacksonville Heights, as recorded in Plat Book 5, page 93, of the current public records of Duval County, Florida, being more particularly described as follows:

Commence at the Intersection of the North line of said Tract 1 and the Westerly right of way line of Chaffee Road (a 100 foot right of way as now established); thence South 00 deg. 29 min. 30 sec. West along said Westerly right of way line, 250 feet to the Point of Beginning; thence continue along said Westerly right of way line South 00 deg. 29 min. 50 sec. West, 303.12 feet; thence South 86 deg. 46 min. 01 sec. West, 604.01 feet; thence North 00 deg. 29 min. 50 sec. East, 303.41 feet; thence North 88 deg. 47 min. 40. sec. East, 604 feet to the Point of Beginning.

Record & Return
THIS INSTRUMENT PREPARED BY:
R. T. BUCKINGHAM
ATTORNEY AT LAW
4595 LEXINGTON AVE. #200
JACKSONVILLE, FL 32218

Sk: 8662
Pg: 1247 - 1248
Doc# 97146833
Filed & Recorded
07/02/97
10:35:14 A.M.
HENRY W. COOK
CLERK CIRCUIT COURT
DUVAL COUNTY, FL
REC. \$ 10.50
DEED \$ 455.00

WARRANTY DEED

THIS INDENTURE, made this 25th day of June, A.D. 1997, between BOBBY A. MATHEWS and SHIRLEY D. MATHEWS, his wife, whose address is 10627 Bolyard Drive, Jacksonville, Florida 32218 hereinafter called "grantors" and POST STREET CHURCH OF CHRIST, INC., a Florida non-profit corporation, whose address is 852 Odessa Drive, East, Jacksonville, Florida 32254 hereinafter called "grantee".

WITNESSETH: That the said grantors, for and in consideration of the sum of 10.00, to them in hand paid by the said grantee, the receipt whereof is hereby acknowledged, have granted, bargained and sold to the said grantee, its successors and assigns forever, the following described land, situate, lying and being in the County of Duval, State of Florida, to wit:

See Exhibit "A" attached hereto and made a part hereof

RE# 1896-0900

SUBJECT TO EASEMENTS, COVENANTS AND RESTRICTIONS OF RECORD, IF ANY, REFERENCE TO WHICH SHALL NOT SERVE TO REIMPOSE THE SAME AND CURRENT AD VALOREM TAXES.

And the said grantors do hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said grantors have hereunto set their hands and seals the day and year first above written.

SIGNED AND SEALED IN OUR PRESENCE:

Bonnie L. Dennis
Signature

Bonnie L. Dennis
Print name

R.T. Buckingham
Signature

R.T. Buckingham
Print name

Bobby A. Mathews
Signature

BOBBY A. MATHEWS

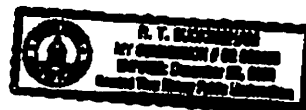
Shirley D. Mathews
Signature

SHIRLEY D. MATHEWS

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 25th day of June, 1997, by BOBBY A. MATHEWS and SHIRLEY D. MATHEWS, his wife, who ~~are personally known to me or who have produced~~ FLA. DRIVER'S LICENSES as identification and who did not take oaths.

R.T. Buckingham
Notary Public in and for the
County and State Aforesaid.
My commission number:
My commission expires:



25/97

(2)

455.00

PARCEL THREE:

A part of Tracts 1 and 3, Block 4, Section 28, Township 2 South, Range 24 East, Jacksonville District, as recorded in plat book 5, page 93 of the current public records of Duval County, Florida, being more particularly described as follows:
Commence at the intersection of the North line of said Tract 1 and the westerly right of way line of Chaffee Road (a 100 foot right of way as now established); thence South 00 degrees 29 minutes 20 seconds West along said westerly right of way line, 553.12 feet to the Point of Beginning thence continue along said westerly right of way line South 00 degrees 29 minutes 30 seconds West, 80.00 feet; thence South 88 degrees 46 minutes 01 seconds West, 443.94 feet to the westerly line of said Tract 3; thence North 00 degrees 17 minutes 20 seconds East along said westerly line of tract 3, 533.81 feet to the North line of said Tract 1; thence North 80 degrees 47 minutes 40 seconds East along said North line, 342.23 feet; thence South 00 degrees 29 minutes 20 seconds West, 533.41 feet; thence North 88 degrees 46 minutes 01 seconds East, 604.01 feet to the Point of Beginning.

Record & Return
THIS INSTRUMENT PREPARED BY
G. T. BUCKINGHAM
ATTORNEY AT LAW
4455 LEXINGTON AVE. #100
JACKSONVILLE, FL 32210

Blk: 8515
Pg: 211 - 212
Doc# 96274400
Filed & Recorded
12/31/96
12:04:20 P.M.
HENRY U. COOK
CLERK CIRCUIT COURT
DUVAL COUNTY, FL
REC. # 10.90
DFED

WARRANTY DEED \$1,470.00

THIS INDENTURE, made this 27th day of December, A.D. 1996, between KENNETH BURROW and PATRICIA A. BURROW, his wife, whose address is c/o Brenda Goode, 100 Melissa Street, Elizabethtown, Kentucky 42701 hereinafter called "grantors" and POST STREET CHURCH OF CHRIST, INC., a Florida non-profit corporation, whose address is 936 Nelson Street, Jacksonville, Florida 32205 hereinafter called "grantee".

WITNESSETH: That the said grantors, for and in consideration of the sum of 10.00, to them in hand paid by the said grantee, the receipt whereof is hereby acknowledged, have granted, bargained and sold to the said grantee, its successors and assigns forever, the following described land, situate, lying and being in the County of Duval, State of Florida, to wit:

See Exhibit "A" attached hereto and made a part hereof

RE# 1898-0100

SUBJECT TO EASEMENTS, COVENANTS AND RESTRICTIONS OF RECORD, IF ANY, REFERENCE TO WHICH SHALL NOT SERVE TO REIMPOSE THE SAME AND CURRENT AD VALOREM TAXES.

And the said grantors do hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said grantors have hereunto set their hands and seals the day and year first above written.

SIGNED AND SEALED IN OUR PRESENCE:

Nancy C. Thornton
Signature

NANCY C. THORNTON
Print name

R. T. Buckingham
Signature

R. T. BUCKINGHAM
Print name

Kenneth Burrow
KENNETH BURROW

Patricia A. Burrow
PATRICIA A. BURROW

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 27th day of December, 1996, by KENNETH BURROW and PATRICIA A. BURROW, his wife, who are personally known to me, or who have produced as identification and who did not take oaths.

Marisa Smith
Notary Public in and for the
County and State Aforesaid.
My commission number:
My commission expires:

OFFICIAL NOTARY SEAL
MARISA SMITH
NOTARY PUBLIC STATE OF FLORIDA
COMMISSION NO. 0011471
MY COMMISSION EXP. APR 3, 1997

1470.00

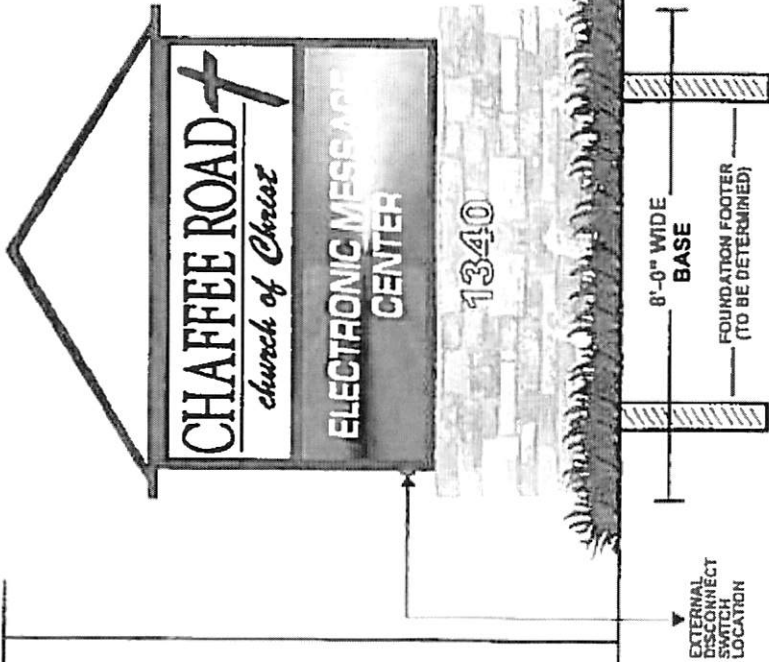
A part of Tract 1, Block 4, Section 25, Township 2 South, Range 24 East, Jacksonville Heights, as recorded in Plat Book 5, page 92, of the current public records of Duval County, Florida, being more particularly described as follows:
Commence at the intersection of the North line of said Tract 1 and the Western right of way line of Canine Road (= 100 foot right of way as now established); thence South 60 deg. 29 min. 30 sec. West along said Western right of way line, 250. feet to the Point of Beginning; thence continue along said Western right of way line South 00 deg. 29 min. 30 sec. West, 303.62 feet; thence South 88 deg. 46 min. 01 sec. West, 604.01 feet; thence North 00 deg. 29 min. 30 sec. East, 303.61 feet; thence North 88 deg. 47 min. 40 sec. East, 604. feet to the Point of Beginning.

Exhibit "A"

FRONT VIEW

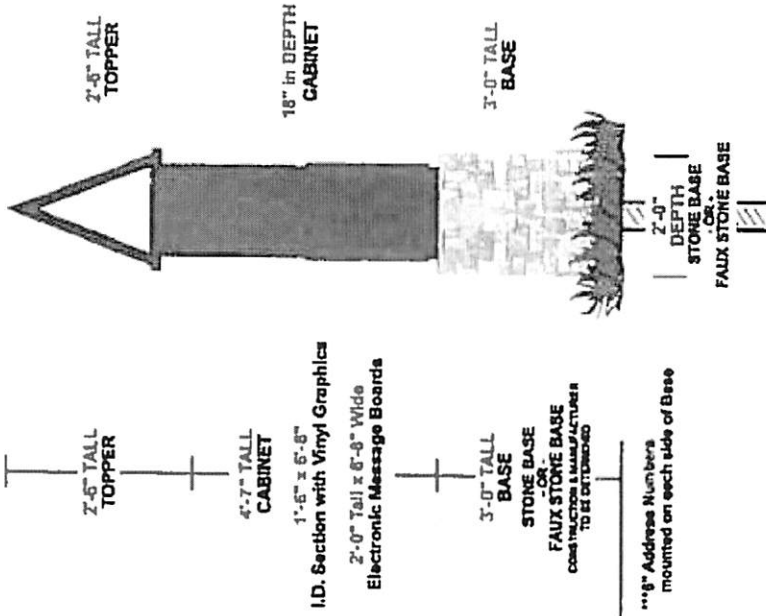


10'-0" OVERALL HEIGHT



EXTERNAL DISCONNECT SWITCH LOCATION

SIDE VIEW (APPROX.)



Client: Chaffee Road Church
 1340 Chaffee Road South
 Jacksonville, Florida 32221
 Salesperson:
 Proj Manager:
 Date: 03/08/2018 ORIGINAL DATE:
 Designer: SEY
 File Name: CHAFFEE_Church
 Jacksonville, Florida 32221
 Square Footage: 35 sq ft

REVISED
 03/08/2018 - Design Change

By: _____
 Date: _____
 Approved
 Approved As Shown
 Rejected & Resubmitted

186 918741 - SEE LISTING - ST. PETERSBURG
 186 918742 - SEE LISTING - ST. PETERSBURG
 186 918743 - SEE LISTING - ST. PETERSBURG
 JACKSONVILLE - FLORIDA 32204
 PHONE: (904) 244-1111
 FAX: (904) 244-1111

WE PAPER THE SIGNS WE PRINT
 WE DESIGN THE SIGNS WE PRINT
 WE MANUFACTURE THE SIGNS WE PRINT
 WE INSTALL THE SIGNS WE PRINT
 WE MAINTAIN THE SIGNS WE PRINT
 WE REPAIR THE SIGNS WE PRINT
 WE REPLACE THE SIGNS WE PRINT
 WE REMOVE THE SIGNS WE PRINT
 WE DEMOLISH THE SIGNS WE PRINT
 WE DISPOSE OF THE SIGNS WE PRINT
 WE RECYCLE THE SIGNS WE PRINT
 WE REUSE THE SIGNS WE PRINT
 WE REPAIR THE SIGNS WE PRINT
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 WE RECYCLE THE SIGNS WE PRINT
 WE REUSE THE SIGNS WE PRINT

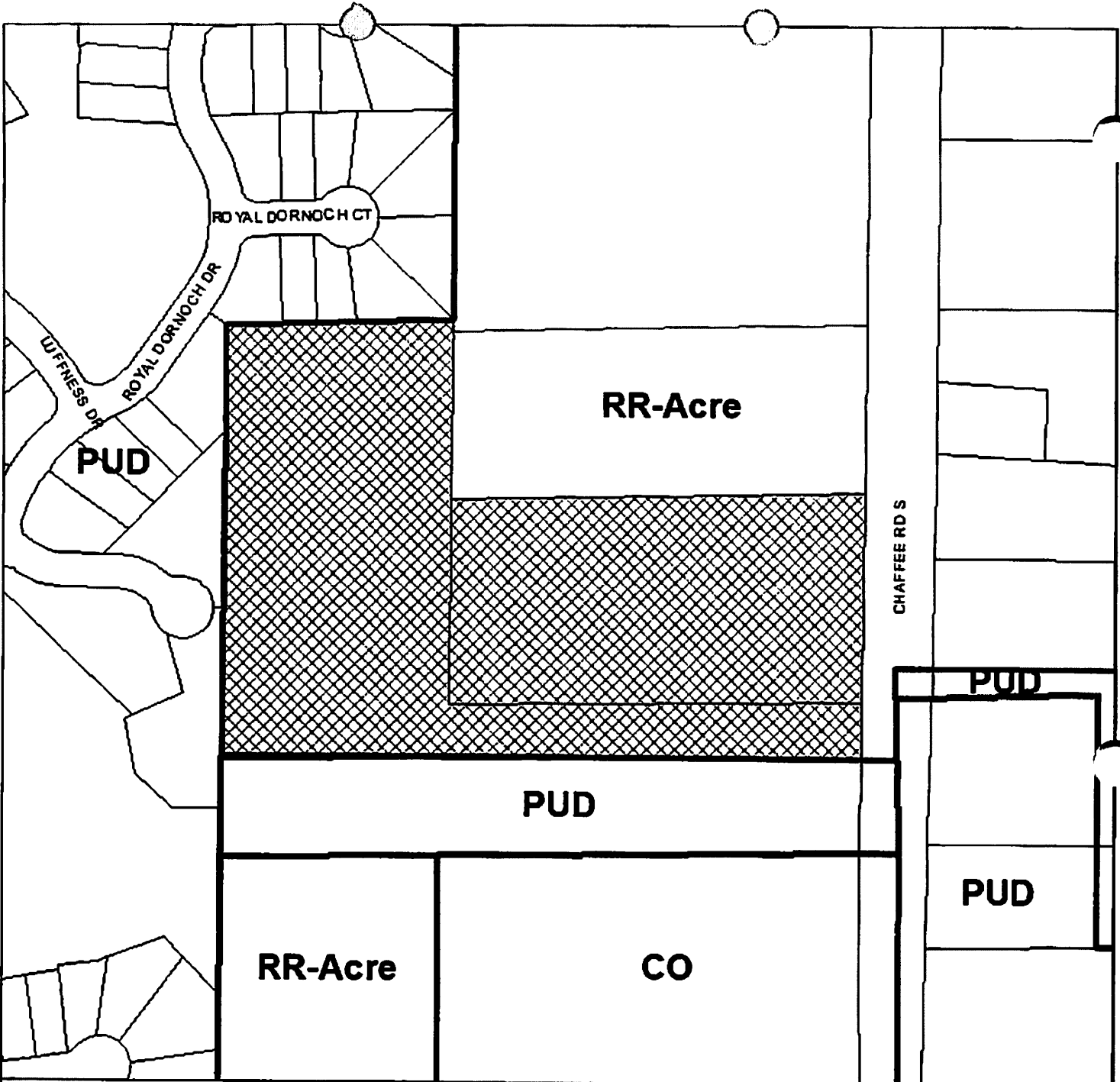
Page 1

DOUBLE SIDED MONUMENT SIGN
 ALUMINUM CONSTRUCTION WITH A PAINTED FINISH
 WHITE ACRYLIC FACES WITH TRANSLUCENT VINYL GRAPHICS
 AND L.E.D. LIGHTING TO ILLUMINATE MAIN I.D. PANELS
 L.E.D. ELECTRONIC MESSAGE BOARDS MOUNTED ON EACH SIDE
 REAL STONE BASE OR FAUX BASE (TO BE DETERMINED)
 FOUNDATION FOOTER TO BE DETERMINED BY ENGINEER

CABINET & TOPPER COLOR: DARK BLUE/ OR TO MATCH BUILDING COLORS
 MAIN I.D. VINYL COLORS: CROSS & STRIPE - DARK BLUE & WORDING - BLACK
 MAIN I.D. LIGHTING : WHITE L.E.D.'S
 ELECTRONIC MESSAGE CENTERS - FULL COLOR SPECTRUM

**STONE BASE: COLORS and MANUFACTURE (TO BE DETERMINED)

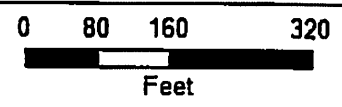
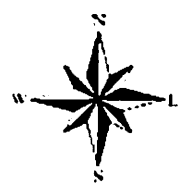
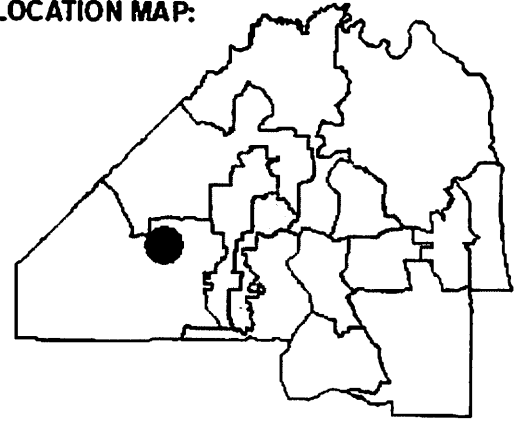
CHAFFEE ROAD church of Christ
 1340 Chaffee Road South
 Jacksonville, Florida 32221



REQUEST SOUGHT:

**ALLOW FOR ILLUMINATION
CHANGE FROM EXTERNAL TO
INTERNAL LIGHTING**

LOCATION MAP:



**COUNCIL DISTRICT:
12**

APPLICATION NUMBER

SW-18-06