

## **Greater Arlington Beaches Citizens Planning Advisory Committee**

### **April 14, 2025, Meeting Summary**

Ed Austin Regional Park, PAL Building, 3450 Monument Road, Jacksonville, FL 32225

#### **Meeting Attendance:**

**CPAC Members:** Amita Agnihotri, Osprey Point HOA; Larry Belge, River Woods – St. Johns Landing HOA; Cheryl Brantley, Hidden Hills Country Club Estates HOA; Pamela Brown, Osprey Point Homeowners Association; Michael Corcoran, Kensington HOA; Scott Cowitt, Hawkins Cove Owners Association, Inc.; Nell DeCoursey, Hickory Creek HOA; Gary Dickinson, Grove Park HOA; Kacy Evans, Caroline Forest HOA; Lenore Hanapel, Covington Creek HOA; Delmas “Dedee” Harper, POISE, Inc.; Lad Hawkins, Communities of East Arlington; Alex Hoffman, The Woods Community; Tim Keeley, Chair, Kensington Association; Sheila Litwhiler, Beachwood Civic Association; Joanne McIntosh, Ashley Green HOA; Donnie Oulton, Glynlea Park Neighborhood Association; Jerry Petoskey, Old Mill Cove Community Organization; Nina Pougliouklidis, Ibis Point Owners Assoc.; Ramsey Salem, Queens Harbour POA; Wayne Van Doren, Old Mill Cove HOA; Justine Wadyko, Waterleaf HOA; Debra Wagner, Ibis Point Owners Association

**Excused:** Eddi Parsons, Monument Oaks HOA

**Visitors:** Chrissy Bott, San Jose Neighborhood; Herbert Ramsdell, Southside Estates Civic Association; Jane Ramsdell, Southside Estates Civic Association; Mel Peepers; Candy Peepers; Ed Radloff, Colony Cove; Fred Berley; Joel T. Clark, Glynlea Park Neighborhood Association; David Fletcher, Ibis Point; Keith Langenberg; Jorie Bresnahan

**Staff:** The Honorable Ken Amaro, District 1; Commander Alicea, Zone 2; James Carroll, Public Works; Robert Bautochka, Municipal Code Compliance; Connor Corrigan, Planning & Development Department; Shay Hill, JEA; Julie McNeil, JPL; Lieutenant Jamar Smith; Rosemary Wesolowski, Neighborhood Services Office

**Call to Order/Verify Quorum:** Chair Keeley called the April 2025 GAB CPAC meeting to order at 6:30 pm. Rosemary Wesolowski verified that a quorum was present.

#### **Pledge of Allegiance**

**Approval of the Previous Meeting Summary** – Approval of the February 2025 and March 2025 meeting summaries was completed.

**Presentation(s):** Val Feinberg, AICP, Office of Resilience, City of Jacksonville, spoke on the Urban Forestry Management Plan (UFMP).

The Urban Forestry Management Plan (UFMP) provides a framework for long-term management of trees, forests in urban, suburban, and rural areas. The UFMP ensures a healthy, diverse and safe forest, maximizing its environmental and aesthetic benefits for all communities.

The City of Jacksonville has an Urban Forestry Program which maintains a healthy urban forest by managing single trees, tree populations, and all associated vegetation making up the crucial portion of a city's green infrastructure.

Ms. Feinberg educated the CPAC on the three different types of forests included in the UFMP are:

- The Inner Forest is trees/vegetation in and around a city. Cities benefit because an Inner Forest helps clean the air, provides shade, supports wildlife and elevates recreation.
- Nearby Forest (just outside of a city) helps reduce flooding, improves soil and enhances parks.
- The Faraway Forest helps with carbon storage, helps with rainfall, buffers winds, and sustains biodiversity.

The purpose of the Urban Forestry Management Plan was also discussed. The UFMP is to:

- Define goals and objectives
- Establish budgets and administrative structure.
- Delineates rules for planting and removing trees.
- Guides best planting and pruning practices.
- Identifies tree types suitable for the setting, meaning the “Right Tree in the Right Place”.
- Develop educational programs for all community members.
- Implement strategies identified in Resilient Jacksonville (Heat Island Effect).
- Supports Tree Fund programs dedicated to planting Trees.
- Aligns with current City initiatives to plant more trees.

Ms. Feinberg provided a QR code on the screen and on handouts for the CPAC members to take to help update the Urban Forestry Management Plan,

Valerie Feinberg – Vfeinberg@coj.net

### **Elected Officials Report:**

**The Honorable Ken Amaro, District 1**, shared the following updates:

- Council member Amaro stated he enjoyed the presentation about tree conservation, and he would like to see more trees planted by bus stops.
- The “Missing Middle” housing legislation that was introduced by Council member Diamond was withdrawn from the Land Use and Zoning committee last week.
- The City of Jacksonville Planning and Development department is in the process of submitting a tax amendment to Tallahassee for approval of modifications to the Comprehensive Plan.
- City Council removed the “Missing Middle” language from the tax amendment; this was completed at the April 8, 2025, City Council meeting.
- The City Council Land Use and Zoning has defeated Ordinance 2025-005, which wanted to build townhomes near Fort Caroline Christian Church. Unfortunately, because of precedent cases, the defeat of Ordinance 2025-005 is now being appealed, which could lead to mediation.
- The deadline for mandatory compliance with the Renew Arlington CRA has an April 28, 2025, deadline. The deadline applies to elements like fencing, landscaping/landscape buffers and signage standards.
- At Blue Cypress Park, the golf course expansion project is underway, and the new swimming pool will have a ribbon cutting ceremony before Memorial Day.
- The Lone Star expansion project is underway.

- Regency Square mall was sold to Blackwater Development. Council member Amaro spoke to the new owners, but a solid redevelopment plan was not available at the time of their last conversation.

The Honorable Ken Amaro – 904-255-5201

### **Staff Reports:**

**JSO – On behalf of Commander Alicea**, Lieutenant Greg Terrell provided the following JSO report:

- Shared the various crimes statics for each of the JSO subsectors that are in Zone 2.
- The CPAC was reminded that spring break is around the corner, and everyone was encouraged to be mindful that there will be an increased number of kids out and about; be careful driving.
- Everyone was reminded to participate in the 9:00 pm routine; remove all valuables from vehicles and lock your car every night at 9:00 pm.
- There was a request for additional patrols on San Pablo Road; it was reported speeding is a problem and portions of San Pablo Road still has construction ongoing.

Commander Alicea – 904-630-8166

**JFRD – Lieutenant Smith** reminded the CPAC that the Fire Prevention Division conducts safety inspections on commercial properties, issues fire permits, reviews building plans and offers fire safety education programs. These fire inspections are authorized by state laws adopted by the City of Jacksonville and the local Fire Marshal's Office.

A CPAC member inquired if JFRD has identified a new location to purchase for an additional fire station in the Arlington area and if JFRD has considered property near Sunny Acres Park? Lieutenant Smith stated he was unaware if a new location had been acquired but confirmed that a fire engine and rescue unit will be added to Station 19 and/or Station 30 to help run calls for service until a new station can be built.

Lieutenant Smith – JarmarS@coj.net

**Jacksonville Public Library (JPL) – On behalf of Devon Holland**, Julie McNeil provided the following information:

- April 15 – 19, 2025 a Big Bag Book Sale will be held by the Friends of the Beaches Branch Library will be held at the Beaches Branch Library, 600 3<sup>rd</sup> Street, Neptune Beach Florida, 32266. The proceeds from the sale will help fund special programs the Beaches Branch Library has to offer. The sale items includes movies, audio books, records, jigsaw puzzles and a variety of other items.
- The Beaches Branch library will also host their 10<sup>th</sup> Annual Comic Fest on Saturday, May 3, 2025, 1:00 to 3:00 pm.
- JPL and Duval County Public Schools have collaborated for the Elementary Art Exhibition at 15 different libraries. The young artists that displayed their art at the Pablo Creek Regional Branch Library will celebrate the exhibition on Wednesday, April 16, 2025, 4:00 to 5:00 pm at the regional branch library.
- Jacksonville Public Library's Special Collection Department wants to expand its current photographic collection and create a historical record of Jacksonville's neighborhoods using photos. JPL is looking for photos with landmarks (parks, monuments and natural

features), buildings and architecture (houses, schools, churches, businesses), and civic organizations (parades, festivals, ceremonies). For more information, please visit <https://jaxpubliclibrary.org/research/collections/jacksonville-neighborhood-photo-project>

Devon Holland – [DHolland@coj.net](mailto:DHolland@coj.net)

**JEA – Shay Hill** reviewed the various JEA links that were emailed to the CPAC members prior to the meeting. Those links were:

<https://www.jea.com/solarconcierge>

[https://www.jea.com/outage\\_center/streetlight\\_reporting\\_map/](https://www.jea.com/outage_center/streetlight_reporting_map/)

[https://www.jea.com/in\\_our\\_community/construction\\_projects/](https://www.jea.com/in_our_community/construction_projects/)

- The representative from The Woods Community requested JEA to work with their community to identify which storm drain belongs to JEA and which storm drains belong to the community.
- The representative from the Glynlea community requested to have two large JEA electrical transformers in their community painted.
- The representative from the Riverwoods Owners Association has a JEA storage tank in their community on Sweet Cherry Lane. It was reported that a year and a half ago, JEA added some new fencing and shrubs around the storage tank. All the shrubbery has died; can JEA remove the dead shrubbery and replant new shrubbery?

Shay Hill – 904-665-6000

**Municipal Code Compliance Division (MCCD)** – Robert Bautochka shared the following updates:

- In the past 30 days, 1,148 inspections were completed, and 92 snipe/litter signs were removed.
- Announced that the Roof Tarp Exception has expired. If anyone has a tarp on their roof and they do not have an active roofing permit, they can be fined.
- Supervisor Bautochka stated his team completed two special projects, one on the north side of the Arlington Expressway and one on the south side of the Arlington Expressway. From these projects, 72 new code violation cases have been opened, and Supervisor Bautochka personally condemned the old Travel Inn located on the south side of the Arlington Expressway. One building is scheduled to be demolished and one building will be repaired.

Robert Bautochka – [RBautochka@coj.net](mailto:RBautochka@coj.net)

**Planning and Development Department – Connor Corrigan** – no report

Connor Corrigan – [Ccorigan@coj.net](mailto:Ccorigan@coj.net) or 904-255-7844

**Public Works – James Carroll** informed the CPAC that he will work with The Woods Community to identify the drainage and utility easements in and around their community. Mr. Carroll stated he recently worked with The Woods Community regarding the stormwater outfall that is near this community.

A real estate parcel number was provided to Mr. Carroll. It was stated that the city has mowed the parcel, but the drainage ditch needs to be cleaned as well. Mr. Carroll stated he would follow up on this parcel.

James Carroll – 904-255-8786

**Subcommittee Reports (3-minute time limit):**

**LUZ (Land Use and Zoning)/Governmental Affairs – Mike Corcoran** stated the subcommittee reviewed one application and the subcommittee decided to take no action.

**Beautification/Parks – Larry Belge** – no report

**Environment – Lad Hawkins** – no report

**Membership** – vacant

**Ad Hoc Committees:**

**North Florida Transportation Planning Organization (NFTPO) – Scott Cowitt** informed the CPAC that North Florida TPO is currently researching the various train tracking apps with the intent of implementing one to alert motorists about local train traffic.

**Park Safety Council** – Donnie Oulton shared 46 parks were inspected and only one had a major problem. The next Parks Safety Council meeting will be held in June 2025, a follow up report will be provided.

**TRUE Commission - Alex Hoffman** – reported that they now have full membership on the TRUE Commission and meetings are held the first Thursday of every month. At the next meeting, reports from the Downtown Investment Authority (DIA) and Parking Enforcement are scheduled.

**Neighborhood Services Office Report – Rosemary Wesolowski** reminded the CPAC that the City of Jacksonville will host the Neighborhoods, USA (NUSA) conference May 20-23, 2025. To register for the conference visit: <https://www.nusa.org/>

The City of Jacksonville Neighborhood Awards Program will be held at the Prime F. Osborn, III Convention Center on May 20, 2025, at 6:00 pm.

Rosemary Wesolowski – 904-255-8261 or [rosemary@coj.net](mailto:rosemary@coj.net)

**Chairs Report** – no report

**Old Business** – Several CPAC members from the San Pablo Road area discussed the various traffic concerns along San Pablo Road. All agreed the addition of trees to roadway medians and the addition of bike lanes are wonderful, but certain traffic issues remain. Many of the concerns are associated with having two elementary schools near each other. The concerns discussed addressed the volume of vehicular traffic on San Pablo Road, illegal U-turns, speeding, illegal parking during student pickup/drop offs and pedestrian safety.

**New Business** – none

**Public Comment** –

Visitor Joel Clark, Glynlea Neighborhood Association expressed concern regarding many in his community leaving their trash cans and recycle bins at the street/curb after they have been emptied. Mr. Clark asked if Code Compliance could address this issue. Code Compliance

Supervisor Bautochka informed Mr. Clark that Municipal Code Compliance only regulates garbage cans in the downtown area. The Solid Waste Division is responsible for enforcing any regulations for trash/recycling cans in the residential communities.

Visitor Chrissy Bott stated she wanted to create awareness pertaining to changes occurring in land use and development in Duval County. Ms. Bott encouraged everyone to become familiar with the 2045 Comprehensive Plan. Ms. Bott stated familiarity with the Comprehensive Plan is needed to develop substantial competent evidence if you have any disparities with any type of land use and development.

Member Donnie Oulton announced that the City of Jacksonville will host the Senior Fish-A-thon at Kathryn Abbey Hanna Park (500 Wonderwood Drive), on April 18, 2025, 10:00 am to 3:00 pm. This event is free for seniors aged 60 and over.

**Motion to Adjourn** – there was a motion and a second; the meeting was adjourned.

The next meeting of the District 2 CPAC will be on Monday, May 12, 2025. The meeting will be held in-person at Ed Austin Regional Park, PAL Building Cafeteria, 3450 Monument Road, 32225 at 6:30 pm and the meeting will also be available virtually on Zoom.