

## **Southeast Citizens Planning Advisory Committee**

### **March 24, 2025, Meeting Summary**

**Mandarin Senior Center, 3848 Hartley Road, Jacksonville, FL 32257**

#### **Meeting Attendance:**

**Members:** Nancy Barry, Brierwood Neighborhood Association; Susan Bailey, Linkside at Baymeadows HOA; Joyce Brown, Pine Forest Community Action Corp.; Walter Bryant, St. Nicholas Area Preservation; Carol Eichling, Village Green Two Condo Association; Joanne Griffin, Villa San Jose Civic Association; Jose Gonzalez, Mandarin Community Center; Donna Herrin, Sweetwater by Del Webb; William Herron, Shiloh Creek; Jim Hill, Greater Hood Road Community Association; Rich Horvath, Cypress Trails HOA, Inc.; Abby Howard Murphy, Hampton Glen at Deerwood HOA; Debbie Johnson, The Gables Homeowners Association; Jennifer Joiner, Sans Souci Neighborhood Association; Scott Koslowski, James Island Homeowners Association; Eric Laner, East Hampton HOA; Joe Luczak, Bartram Springs HOA; Jon Malmind, Oak View Corner Owners Association; Jacqueline Parenteau, Brierwood Neighborhood Association; Kathleen Perera, Alumni Civic Association; Kathy Soares, Highland Glen HOA; James Taylor, Deerwood Improvement Association; Marcie Turner, Kernan Mills Community Association, Inc.; Catie Wallace, Edgewater at Sunbeam Condo Association; Gary Weise, Secret Cove Civic Association

**Excused:** Jonathan Burgess, Edgewater at Sunbeam Condo Association; Richard Cardell, The Lakewood Community; Ramon Day, Timberland Ridge HOA, Inc.; Shann Mills, San Jose Forest; Craig Shoup, Council At-Large Group 2

**Visitors:** John Nooney; Chrissy Bott, San Jose NA; Alan Bott, San Jose NA; Lora Lewis, BNA; Laura Backus, San Jose NA; Matthew Little, San Marco Preservation Society; Joanne Arnick, Edgewater at Sunbeam Condominium; Ann Clapp; Carol D'Onofrio, Edison HOA; Pamela Mullin; Joan Pedestrian

**Staff:** The Honorable Michael Boylan, District 6; Kaysie Cox, Planning and Development; George Foote, Executive Council Assistant, City Council District 5; Commander Glossman; Evin Herzberg, Executive Council Assistant, City Council District 11; Clarence Hodge, JFRD; Rudy McClain, Municipal Code Compliance; Jackie Spiritas, JPL; Rosemary Wesolowski, Neighborhood Services Office

#### **Call to Order/Verify Quorum:**

Chair Koslowski called the SE CPAC meeting to order at 6:30 pm and welcomed everyone to the meeting at the Mandarin Senior Center. Rosemary Wesolowski verified that a quorum was present.

**Approval of the Previous Meeting Summary** – The January 2025 and February 2025 meeting summaries were approved.

**Presentation(s):** **Bill Olson, President/CEO, Jacksonville Fairgrounds;** presented on the redevelopment and relocation of the Jacksonville Fairgrounds.

In 1955, a non-profit fair charter was acquired from the State of Florida and the original fairground was at the Gator Bowl. At that time, emphasis was on the livestock exhibitions and

“clean family fun”. In 1990, the fairgrounds moved to their current location where the Duval County Fair Association owns 15 acres and leases an additional 15 acres during the fair.

In January 2026, the Greater Jacksonville Agricultural Fair will relocate to the Westside, adjacent to the Jacksonville Equestrian Center, 13611 Normandy Boulevard. The new fairground space will include a 77,500 square-foot expo hall, office space and an amphitheater stage. Construction began on the new facilities in early spring 2025. Several artists' renditions for the future fairgrounds were presented.

Bill Olson – 904-353-0535

### **Elected Officials Report:**

**The Honorable Michael Boylan, City Council District 6**, provided the following report:

- Passage of Ordinance 2025-0016 (renaming of Losco Regional Park to Richard H. “Dick Kravitz” Regional Park) occurred. Dick Kravitz served three terms as a district council member and four terms in the Florida House of Representatives. While on the City Council, Mr. Kravitz was particularly known for his advocacy for the purchase of new parkland in the rapidly growing Mandarin area and the development of new and redevelopment of existing parks with the facilities needed by a growing population. He was particularly instrumental in the development of numerous soccer fields to meet the demands of the increasingly popular sport and of the acquisition and development of the Walter Jones Historical Park.
- Council member Boylan provided an update on the Arpen House (3737 Linjohn Road) in Mandarin. The historic structure was scheduled to be demolished, but an agreement was reached for the house to be moved. The process of relocating the historic home has begun. If the house is not completely moved from the current location within 90 days, the demolition permit will automatically be approved.
- Brady Road Sidewalk Project (Orange Picker to Melrose Plantation Drive)- the Public Works Department has decided to request a purchase order for the construction of a new sidewalk connecting the existing sidewalks on these two streets. While the larger Brady Road sidewalk project (extending the sidewalk to Flynn Road West) is still a few years out.
- Deep Bottom Creek Basin – The Planning and Development Department has agreed to provide additional dollars to complete the steps necessary to secure the dredging permits.
- The annual Vietnam War Veterans Day “Welcome Home” remembrance ceremony will be held Saturday, March 29, at 10 am, at 915 Walnut Street, Green Cove Springs. It was 50 years ago that the United States withdrew from Vietnam, and all Vietnam War veterans will be honored, and Gold Star families will be recognized.

The Honorable Michael Boylan – 904 255-5206 or [MBoylan@coj.net](mailto:MBoylan@coj.net)

**Evin Herzberg, Executive Council Assistant, City Council District 11**, announced

- The City Council District 11 newsletter is still under construction and will be available soon. If you would like to receive the newsletter, please sign up at [District11Jax.com](http://District11Jax.com)
- Reminded the CPAC to report their concerns or requests for service through the MyJax system or call 630-CITY.

The Honorable Raul Arias – 904-255-5211 or [AriasR@coj.net](mailto:AriasR@coj.net)

**George Foote, Executive Council Assistant, City Council District 5** shared the following updates:

- Mr. Foote shared with the CPAC that he participated in the World Masters Athletic Indoor Championship 2025 in Gainesville Florida earlier today. Athletes are 35 years old, and the championship features 24 event competitions.
- Work continues with Ordinance 2025-0102, this legislation was introduced to modify the tree fund. The modification would include addressing how it is funded, how the funds are spent and the dimension of trees that will be planted.
- Council member Joe Carlucci introduced legislation (Ordinance 2025-0159) that addresses food trucks cooking with open flames on any property that dispenses gasoline or other flammable petroleum products. The Ordinance has been modified since its introduction, but is proceeding.

The Honorable Joe Carlucci – 904-255-5205 or [JoeCarlucci@coj.net](mailto:JoeCarlucci@coj.net)

#### **Staff Reports:**

**JSO – Commander Glossman** provided the following report:

- In the past 30 days, the Zone 3 crime statistics reflect overall crimes are down 10.21% in crimes against persons and crimes against property.
- Year to date, motor vehicle theft is down 50.75% in Zone 3.
- Everyone was encouraged to participate in the 9 pm Routine. Please keep your vehicles locked if you are not in them. Never store valuables in your car, especially firearms.
- Sheriff T. K. Waters recently made a few new appointments within JSO. Commander Glossman received one of those appointments; she has been appointed to build a new JSO Wellness Unit effective June 28, 2025. It was announced that Petena Tillman will be the new Commander for Zone 3.

Commander Glossman – 904-630-8100 or [JSODistrict3@jaxsheriff.org](mailto:JSODistrict3@jaxsheriff.org)

**JFRD – Lieutenant Clarence Hodge** demonstrated how to perform an abdominal thrust to assist a choking person. He also stressed the importance of electrical safety.

Lieutenant Hodge – [Hodge@coj.net](mailto:Hodge@coj.net)

**FDOT – Derek Dixon** provided the following updates to questions/concerns that were shared with him prior to the CPAC meeting:

- There was concern about traffic, congestion and speeding on Beach Boulevard (between Kernan Boulevard and Hodges Boulevard). How will FDOT address these concerns? *It was confirmed that the speed limit is 45 miles per hour on Beach Boulevard. FDOT does not have any projects to add capacity to Beach Boulevard between Kernan and Hodges Boulevards. FDOT reviews all the reported crashes on state roads and interstates. There is special emphasis on fatalities and crashes with injuries. If any improvements can be implemented to enhance safety, FDOT will implement those improvements. FDOT does not have influence over local zoning decisions and FDOT does not provide any law enforcement.*
- A concern regarding litter and some large sized debris on the Buchman Bridge was reported. *A request was submitted to the maintenance department to clean the bridge.*

- There was an inquiry about the frequency of mowing and roadway cleaning. *In general, maintenance crews mow and remove debris on 45- or 60-day cycles statewide. Various companies are contracted to perform the mowing and cleaning duties.*
- When will the paving of Southside Boulevard be completed? All the entrances between Baymeadows Road and Philips Highway on Southside Boulevard need to be completed. The resurfacing on Southside Boulevard (between S.R. 202 and U.S. 1/Philips Highway) will be completed in late 2025. FDOT understands your concerns and reiterated that the project will be completed in late 2025.
- Concerns regarding the safety of all local bridges were voiced. *It was stated that FDOT has a Bridge Department. Any concerns about bridges should be directed to them at 904-360-5400. There were questions/concerns about the possibilities of FDOT to install signs indicating there would be fines for littering.*
- The last comment was a request asking if FDOT could plant white flowers or blue bonnet flowers in the grassy medians on state roads.

Derek Dixon – 904-360-5400

**JPL – Jackie Spiritas** shared the following updates:

- The free tax preparation in partnership with AARP is ongoing. Taxes will be prepared by appointment only. Please use the following web links to find the information to pre-register: <https://jaxpubliclibrary.org/blog/free-tax-preparation-available-aarp>
- Friends of the South Mandarin Library (12125 San Jose Boulevard) will hold a book sale May 1-3, 2025
- Duval County Public School Art Elementary Art Exhibition is underway at the Main Library March 15- April 12, 2025. The exhibition will open at regional and neighborhood libraries March 27 – April 29, 2025. Call 255-BOOK to find an exhibition close to you.
- Action News 47 annual book drive for the library is underway. Individuals can share any new or gently used books at any local library for the children's summer programs.

Jackie Spiritas – [Spiritas@coj.net](mailto:Spiritas@coj.net)

**Municipal Code Compliance Division – Rudy McClain** made the following announcements:

- Municipal Code Compliance Division (MCCD) is actively collecting snipe signs, banner flags and feather flags on business corridors in the district. Every Friday morning, the Zone 3 MCCD team collects snipe signs along a different corridor and tries to identify who put out the illegal signs.
- Florida Senate Bill 60 prohibits code compliance officers from initiating investigations of potential violations of codes that were submitted via anonymous complaints; anonymous tickets will be closed.

Rudy McClain – 904-255-7000

**Planning & Development Department - Kaysie Cox** facilitated the LUZ Subcommittee and reported Ordinance 2024-0869 has been deferred. There was an attendance issue with City Council members at the last LUZ meeting and the bill sponsor asked to have the bill deferred. April 1, 2025, is the expected date for the next LUZ meeting where this bill will be voted on. Then the bill will be in front of the City Council on April 8, 2025, this is a full City Council meeting.

Kaysie Cox – 904-255-7853

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

**Land Development Regulation Stakeholder Advisory Committee – Jose' Gonzalez** – announced this committee will hold their last meeting on March 27, 2025. At this meeting, the committee will receive feedback on the recommendations that they previously submitted. The April meeting will be the final report from Mr. Gonzalez on this advisory committee.

**LUZ– JoAnne Griffin** conducted the LUZ Subcommittee meeting – the subcommittee reviewed five applications. A motion was made to table the discussion on LUZAP Tracking# 6115 for further discussion at the April meeting and to invite the applicant to attend the meeting to provide additional information. The motion was approved.

**North Florida TPO – Jim Hill** — no report.

**Park Safety Council – Walter Bryant** – no report.

**TRUE (Taxation, Revenue, and Utilization of Expenditures) Commission – Ramon Day** – not present.

**Neighborhood Coordinator Report – Rosemary Wesolowski** – reminded the CPAC that the City of Jacksonville will host the Neighborhoods, USA (NUSA) conference May 20-23, 2025. To register, visit <https://www.nusa.org/>  
The City of Jacksonville Neighborhood Awards winners will be announced and presented with their awards at this conference on May 20, 2025, 6-9 pm at the Prime Osborn Convention Center.

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

**Chairs Report – Chair Koslowski** – earlier in the meeting, Chair Koslowski asked the CPAC members to limit their questions and comments due to the length of the meetings. Chair Koslowski asked the CPAC members if they would like to participate in a food drive or a toy drive for a charitable organization in the Southeast District? There was some preliminary discussion about the SE CPAC conducting a charitable event, but due to the late hour, this conversation will be held at a future meeting.

**Unfinished Business** – None

**New Business** – None

**Public Comment** –

- Member Kathleen Perera stated that she is not in favor of limiting our questions. This is the only time Ms. Perera can get concerns addressed and questions answered for her neighborhood.
- Member Will Herron stated that the CPAC is seeing more and more exceptions. Mr. Herron stated we have rules in place for the betterment of the community and as an advisory body, we need to follow the rules that are in place and quit granting exceptions.

Mr. Herron noted Senate Bill 724 and House Bill 599, are proposed legislation seeking to address the current legal framework where property owners would be liable for damage caused by trees or shrubs on their property falling onto their neighbor's property. If this legislation passes, it will go into effect on July 1, 2025.

- Visitor John Nooney informed the CPAC that JEA will hold a board meeting tomorrow and he will attend the meeting to follow up on comments he made at a February JEA Board meeting regarding public access to the St. Johns River. Mr. Nooney also wanted to create awareness to Ordinance 2025-0194. Mr. Nooney would like to see a public private partnership and possibly public service grants used to expand public access to our local waterways.
- Visitor Chrissy Bott stated that she has attended every city council meeting, land development meeting, planning commission meeting and she noted not many CPAC members are attending these meetings. Ms. Bott encouraged everyone to be aware of the legislation that is being presented and to attend meetings to speak out.
- Member Jose Gonzalez announced that the Mandarin Arts Festival (12447 Mandarin Road) will be held on April 19 and 20, 2025. Mr. Gonzalez provided handouts that contained the details for the festival.

**Motion to Adjourn** – there was a motion to adjourn and a second.

The next meeting of the District 3 CPAC will be a hybrid meeting and will be held on **Monday, April 28, 2025**, at 6:30 pm. Join us in-person at the Mandarin Senior Center, 3848 Hartley Road, 32257 or virtually on Zoom webinar.