

CITY OF JACKSONVILLE FORM DSD-PSC

Preliminary Site Plan Baseline Checklist

(LDPM Volume 1, Section 2.3)

Utilize the [Land Development Review Map](#) on the JaxGIS Duval Maps website to provide you with some baseline layer information. This document is informational. It is not required to be submitted to the City.

CIVIL PLAN CDN:	DATE:
DEVELOPMENT NAME:	
PROJECT LOCATION:	
REAL ESTATE PARCEL IDENTIFICATION NUMBER(S):	
TOTAL LAND AREA (ACRES):	

TYPE OF REQUEST (CHECK ALL THAT APPLY)	
	656.404(a) More than one multi-family structure on a lot under one ownership, including condominiums, may be erected on a lot, provided the site plan has been approved by the Department.
	656.404(b) A new structure or combination of multiple structures equaling 40,000 square feet or more of enclosed gross floor area may be erected on a lot, provided the site plan has been approved by the Department.
	656.404(c) Site plans for public school facilities shall be reviewed according to performance criteria and standards which have been coordinated with the Duval County School Board prior to approval by the Department.
	656.404(d) A modification from the requirements of Part 12 of the Zoning Code (Landscape and Tree Protection Regulations), may be permitted on a lot, provided the modification has been approved by the Department pursuant to Section 656.1220.
	656.404(e) The subdivision of land into three or more lots or the establishment of a new public or private street in accordance with the standards, specifications, details and criteria set forth in the Land Development Procedures Manual, provided the site plan has been approved by the Department.

BASELINE LAYER CHECKLIST

The list below includes baseline layers identified in the Comprehensive Plan, Code of Subdivision Regulations (Chapter 654), Zoning Code (Chapter 656), and Land Development Procedures Manual to evaluate in relation to the subject project.

BASELINE LAYER CHECKLIST	
LAND USE CATEGORY OR CATEGORIES	List Category or Categories:
ZONING DISTRICT(S)	List District(s):
ZONING OVERLAY	Check applicable: _____ Yes, overlay name _____ _____ No
DEVELOPMENT AREA	Check all boxes that apply: _____ Urban Priority _____ Suburban _____ Urban _____ Rural
AIRPORT ENVIRONMENT (Comprehensive Plan and Chapter 656, Part 10)	Check applicable: _____ Yes (check all that apply) _____ <i>Height Restriction Zone (Elevation _____)</i> _____ <i>Military Accident Potential Zone 1</i> _____ <i>Military Accident Potential Zone 2</i> _____ <i>Noise Contour (DNL Level(s) _____)</i> _____ <i>Notice Zone</i> _____ <i>OLF Whitehouse Lighting Restriction Zone</i> _____ <i>School Regulatory Zone</i> _____ No
(ITAC) INDUSTRIAL PRESERVATION OVERLAY ZONE (Comprehensive Plan and Chapter 656, Part 10)	Check applicable: _____ Yes (check applicable) _____ Sanctuary _____ Situational Compatibility _____ No

BASELINE LAYER CHECKLIST	
ARCHAEOLOGICAL SENSITIVITY (Code of Subdivision Regulations, Chapter 654.122)	Check applicable: ☐ Yes (check applicable) ☐ Low ☐ Medium ☐ High ☐ No
HISTORIC CEMETERY (Code of Subdivision Regulations, Chapter 654.122)	Check applicable: Yes No
DUVAL NATIONAL HISTORIC REGISTER LISTED	Check applicable: Yes No
HISTORIC DISTRICT	Check applicable: ☐ Yes (check applicable) ☐ Riverside ☐ Springfield ☐ St. Johns Quarter ☐ No
FLORIDA MATER SITE FILE – HISTORIC STRUCTURES	Check applicable: Yes No
LANDMARK	Check applicable: Yes No
COSTAL HIGH HAZARD AREA (CHHA)	Check applicable: Yes No
ADAPTATION ACTION AREA (AAA)	Check applicable: Yes No

BASELINE LAYER CHECKLIST	
WATER PROVIDER* (ATTACH JEA AVAILABILITY LETTER) *Lack of Connection = Density/Lot Area Limitations Per Comprehensive Plan and Code Of Subdivision Regulations	Check applicable: ☐ JEA ☐ Private Utility ☐ Well
SEWER PROVIDER* (ATTACH JEA AVAILABILITY LETTER) *Lack of Connection = Density/Lot Area Limitations Per Comprehensive Plan and Code Of Subdivision Regulations	Check applicable: ☐ JEA ☐ Private Utility ☐ Septic
FLOOD ZONE	Check applicable: ☐ Yes - list flood zone(s) below Flood Zone(s) _____ ☐ N/A
WETLANDS	☐ N/A ☐ Yes (check all applicable) ☐ Jurisdictional boundary survey shown on plans ☐ Mitigation proposed (list permit No. _____) _____
MINIMUM LOT REQUIREMENTS. CORNER LOTS FOR RESIDENTIAL USE SHALL HAVE EXTRA WIDTH PER SEC 654.126	Provide typical lot dimensions: Area _____ Width _____ Depth _____ Corner lot width _____
MAXIMUM LOT COVERAGE BY ALL BUILDINGS AND STRUCTURES DENSITY	Lot Coverage _____ Dwelling Units Per Acre _____
LIST OF THE NUMBER OF BUILDINGS WITH THE TOTAL SQUARE FOOTAGE	

BASELINE LAYER CHECKLIST	
LIST THE TOTAL NUMBER OF LOTS FOR SUBDIVISION OR DWELLING UNITS FOR MULTIPLE FAMILY DEVELOPMENT	
PROVIDES MINIMUM ROAD FRONTAGE PER SEC 656.407 OF THE ZONING CODE	Check applicable: Yes No
COMPLIES WITH SEC. 656.407. - LOT TO HAVE ACCESS	Check applicable: Yes No
COMPLIANCE WITH FENCING OR SCREENING OF CERTAIN USES, PER SEC 656.415	Check applicable: _____Junkyards and automobile wrecking or storage yard _____Scrap processing yards _____Loading or unloading zones _____N/A
MEETS SEC. 656.419. - NEW AND REDEVELOPED AREAS BORDERING NAVIGABLE WATERWAY	Check applicable: Yes No
RECREATION OPEN SPACE REQUIREMENT (ACRES) Per Sec 656.420 of the Zoning Code and the Comprehensive Plan	Check applicable: _____On-site open space provided meeting requirement _____Will be paying into recreation open space fund, if permitted
NUMBER OF PARKING SPACES PROVIDED Per Requirements of Sec 656.604 of the Zoning Code	Check applicable: Yes No
COMPLIES WITH PARKING LOT DIMENSIONS: (Parking Stall Size, Driveway Aisle, Driveway Width) Per Sec 656.607 of the Zoning Code	Check applicable: Yes No
MEETS LOADING FACILITIES FOR SOLID WASTE PER SEC 656.607 (EXCEPT FOR SINGLE FAMILY)	Check applicable: Yes No

BASELINE LAYER CHECKLIST	
MEETS REQUIRED NUMBER OF BIKE RACK SPACES PER SEC 656.608	Check applicable: Yes No
MEETS SEC. 656.1215. - PERIMETER LANDSCAPING	Check applicable: Yes No
MEETS SEC. 656.1216. - BUFFER STANDARDS RELATING TO UNCOMPLIMENTARY LAND USES AND ZONING.	Check applicable: Yes No
MEETS SEC. 656.1222. - BUFFER REQUIREMENTS FOR RESIDENTIAL SUBDIVISIONS	Check applicable: Yes No
MEETS CROSS-ACCESS DRIVE/SHARED ACCESS FOR COMMERCIAL OR OFFICE USE DEVELOPMENTS ABUTTING COLLECTOR HIGHER FUNCTIONALLY CLASSIFIED ROADWAY MEETING REQUIREMENTS OF SEC 654.115 CODE OF SUBDIVISION REGULATIONS.	Check applicable: Yes No
MEETS THE NUMBER OF DRIVEWAYS PER DEVELOPMENT AND DRIVEWAY WIDTH PER SEC 654.115 CODE OF SUBDIVISION REGULATION.	Check applicable: Yes No
MEETS DRIVEWAY DISTANCE FROM THE INTERSECTION. (Other than Residential Development) Sec 654.115 Code of Subdivision Regulation.	Check applicable: Yes No

BASELINE LAYER CHECKLIST	
PUBLIC OR PRIVATE R/W AND ALLEY DESIGN STANDARDS MEETING REQUIREMENTS OF LAND DEVELOPMENT PROCEDURE MANUAL, SECTION 2.0 AND SEC 654.111, 113 AND 654.116 CODE OF SUBDIVISION REGULATION.	Check applicable: Yes No
BLOCK LENGTHS IS 1,500 FEET, SEC 654.125 CODE OF SUBDIVISION REGULATION	Check applicable: _____ Yes _____ Exceeds 1,500 feet
SIDEWALKS REQUIREMENTS PER LAND DEVELOPMENT PROCEDURE MANUAL 2.2	Check applicable: _____ Sidewalks provided meeting requirement _____ In-lieu sidewalk fee fund
CONSISTENT WITH PART 13 SIGN REGULATIONS OF THE ZONING CODE	Check applicable: Yes No
LISTED SPECIES SURVEY FOR DEVELOPMENT OF 50 ACRES AND MORE CONSISTENT WITH THE PROVISIONS OF POLICY 3.5.5 OF THE CONSERVATION/COASTAL MANAGEMENT ELEMENT OF THE 2030 COMPREHENSIVE PLAN	Check applicable: Yes No
PROVIDE ORDINANCE AND FINAL ORDER IF A PROPOSED SITE UNDER LAND USE CHANGE, REZONING, ADMINISTRATIVE DEVIATION, EXCEPTION PROCESS.	Check applicable and List Ordinance or Application Number: _____ Land use change _____ Rezoning _____ Administrative Deviation _____ Exception

By signing this document, I confirm that the information provided is true and correct to the best of my knowledge.

Completed by (Print Name): _____

Completed by (Signature): _____