

Southwest Citizens Planning Advisory Committee

June 08, 2026, Meeting Summary

Lane Wiley Senior Center, 6710 Wiley Rd. 32210

Zoom Meeting ID: 885 0647 5589 Passcode: 864564

Meeting Attendance

CPAC Members In-Person: Christina Purdy, Chair; Jacquelyn Woods, Cedar Hills Estates Community Association; Jenny Watson, CHAPS; Earnest Surmons, Vice Chair; Jason Roberts, District 4 Sheriff Watch; Bruce Tyson, Trinity Ministries; Stefanie Jorgensen Walter, Fishweir Neighborhood Watch

CPAC Members Via Zoom: Christopher Ramseyer, Sandra Simmons,

Excused:

Visitors: Margaret Adams, John Chapman, Dennis Coolz, Tracie Harris, Cynthia Hoernlein, Steve Hoernlein, Joe McClure, Phyllis Powell, Rae Walker

Visitors via Zoom: Christopher Perry, Ernest Smith, Kayla Charde, Brice, Arlicia Burrell, Adams

Staff and Elected Officials: : Council Member Rahman Johnson, District 14; Cheryl Mock, JEA; Dylan Ragsdale, JPL; LT. Kwasi Dingle, JFRD; Adam Blinn, JSO; Deborah Sibley, KHA; Jared Chemay, MCCD; Andy Hetzel, PDD; Regnissha Martin, PDD; Scott Carter, PW; Christopher LeDew, PW; Michelle Godwin-Ware, Neighborhood Services Office, Necole Jenkins, Neighborhood Services Office.

Meeting Summary

1. **Call to Order/Verify Quorum:** Chair Purdy called the meeting to order at 6:30 pm. Necole Jenkins verified a quorum.
2. **Special Presentation to Mrs. Michelle Godwin-Ware, Neighborhood Coordinator Supervisor-**

A Certificate of Appreciation and Grateful Recognition was presented to Ms. Michelle Godwin-Ware in honor of her many years of dedicated service and support to the Southwest CPAC.

The certificate recognized her time, effort, and caring spirit, which have helped strengthen the organization and positively impact countless individuals throughout the community.

3. **Approval of the Previous Meeting Summary:** A motion was made and seconded to approve May 11, 2026, meeting summary.

4. **Elected Officials: Councilman Rahman Johnson**

- Councilman Rahman Johnson introduced Councilman Tyrone Clark Murray's Executive Council Assistant and Chief of Staff, Brianna White to the Southwest CPAC.
- An update was shared on the proposed one- millage referendum for Duval County Public Schools which would further teacher salaries, arts, athletics, and school safety and residents were urged to attend the City Council meeting to support placing it on the November ballot. Councilman Johnson clarified that role is solely to place the School Board's referendum on the ballot without altering the mileage rate and expressed his intent to file a motion to discharge the legislation from committee for a full council vote. Members were also encouraged to oppose further milage rate reductions due to their potential impact on essential City services and community programs.
- Councilman Johnson highlighted the \$300 million Community Benefits Agreement for the Stadium of the Future project, noting it is the largest community benefits agreement related to a stadium project in the country. He explained that each Council District received \$1 million for community improvements and youth programming.
- A new Summer Youth Experience Program- Summer Discovery Experience; was announced for youth ages 5–15, with paid employment opportunities for youth ages 16–20. The program will include leadership development, community-building workshops, and summer employment opportunities.
- Residents with unresolved [MyJax](#) requests were encouraged to forward their service request numbers to their City Council officials for assistance while the City's new reporting platform continues its transition.

Councilman Rahman Johnson - (904)613-6820 Rahman@coj.net

5. **Guest Speaker/Presentation: Joyce Morgan, Duval County Property Appraiser,**

- Introduced herself and provided an overview of the Duval County Property Appraiser's Office, explaining its responsibilities and educating residents on the property appraisal process.

- Mrs. Morgan explained that the Property Appraiser's Office determines the taxable value of all real and tangible personal property in Duval County, maintains the county's property database, administers property tax exemptions in accordance with Florida law, defends property valuations before the Value Adjustment Board (VAB), and produces the annual tax roll used by taxing authorities.
- She clarified that the Property Appraiser does not set tax rates or collect taxes. Tax rates (millage rates) are established by the tax authorities, and the Tax Collector is responsible for billing and collecting property taxes.
- Ms. Morgan discussed the proposed constitutional amendment on Florida's Homestead Exemption that will appear on the November ballot. She explained that the current Homestead Exemption is \$50,000. If approved by voters, the exemption would increase to \$150,000. Homeowners must be permanent Florida residents, occupy the property as their primary residence, and own and reside in the home by January 1 to qualify. She noted that January 1 is the official assessment date used to determine property status for the entire tax year.
- Mrs. Morgan explained that Florida law requires the Property Appraiser's Office to inspect all properties at least once every five years. She stated that inspectors may conduct aerial inspections when appropriate. Physical inspections are required when aerial imagery is insufficient. Permit activity may trigger additional inspections before the five-year cycle. Commercial properties may be inspected both inside and outside. Residential inspections generally involve only exterior inspections, unless the owner's grant permission. She emphasized that inspectors are trained to conduct inspections professionally and respectfully.
- Mrs. Morgan encouraged residents to carefully review their annual Truth In Millage (TRIM) Notice, which is mailed each August. She reminded residents that TRIM Notice is not a tax bill. Property owners have 25 days to question or appeal their property's assessed value. Residents should first contact the Property Appraiser's Office for an informal review. If a resolution cannot be reached, a formal appeal may be filed with the Value Adjustment Board. She explained that the Value Adjustment Board consists of two City Council members, one School Board member, and two citizens.
- Mrs. Morgan strongly encouraged residents to enroll in the Property Fraud Alert Program offered through the Clerk of Courts. She explained that the program notifies property owners if documents affecting their property are recorded and helps identify potential fraudulent deeds or unauthorized property transfers. It is available at no cost through the Clerk of Courts and the Property Appraiser's websites.

- Mrs. Morgan highlighted several important deadlines:
 - January 1: Property ownership and residency determination date.
 - March 1: Homestead Exemption filing deadline.
 - Second week of August: TRIM Notices mailed.
 - September: Deadline to file Value Adjustment Board petitions.
 - October: Value Adjustment Board hearings begin.
 - April: Tangible Personal Property filing deadline for businesses.
- Mrs. Morgan encouraged residents to contact the Property Appraiser's Office whenever they have questions regarding assessments or exemptions. www.jacksonville.gov/departments/property-appraiser

Joyce Morgan- (904)255-5888 or joycemorgan1@coj.net

6. Jacksonville Sheriff's Office (JSO) – Commander Adam Blinn provided the following public safety update:

- Total crime in the city is down 3% from last year, continuing a positive trend despite the summer months when crime rates typically increase.
- Crime in the district is down 10.9%, continuing to lead the city, although the reduction has decreased from approximately 20% two months ago.
- Vehicle burglaries have increased and has been identified as a growing concern. Residents were encouraged to remove valuables from vehicles and ensure vehicles are always locked.
- Residential burglaries are down 22%, and auto thefts are down 47% in the district.
- The district recorded no auto thefts during the previous week.
- Commander Blinn reported there have been three homicides in the district this year, including one case cleared by arrest and two remaining under investigation.
- Officers have responded to approximately 48,600 calls for service this year, including proactive patrols, traffic stops, and business checks.
- A total of 550 felony arrests were made in the district this year so far.
- The DART (Drug Abatement Response Team) has addressed 10 problem properties in the district, including gambling locations, nuisance properties, drug houses, vice operation locations, and properties that failed inspections. The closure of these properties has helped reduce criminal activity and neighborhood concerns.
- JSO announced that district-specific town hall meetings will be held this year instead of a citywide series.

- The District 4 Town Hall Meeting is scheduled for July 16, 2026, at 6:30 pm at Hillcrest Baptist Church, located at 7673 Collins Road.
- Commander Blinn encouraged residents to report suspicious activity immediately, because officers can respond more effectively when concerns are reported in real time rather than after crimes have occurred.

Commander Adam Blinn- (904) 573-3165

7. Chair's Report: The Chair Purdy announced that:

- The Southwest CPAC will host its District 4 Block Party in August. Suggestions for city parks hosting the event will be accepted in June. The current suggestions are Boone Park, at 3700 Park St, Jacksonville, FL 32205, or Tillie K. Fowler Regional Park, at 7000 Roosevelt Blvd, Jacksonville, FL 32244.

8. Staff Reports:

Jacksonville Electric Authority (JEA) – Cheryl Mock announced :

- JEA distributed informational materials covering why utility bills may be higher than expected tips for reducing energy use, what not to flush, how to stay connected with JEA during emergencies, and the JEA Before, During, and After the Storm guide. The materials also included Restoration 1-2-3, which explains JEA's priorities for restoring electric service after severe weather.
- JEA reported that the utility recently completed a three-day hurricane preparedness exercise to strengthen emergency response efforts and improve coordination during major storm events.
- Residents were reminded that hurricane season is underway and encouraged to review the emergency preparedness information available through [JEA.com](https://www.jea.com).
- JEA announced that the fuel charge will decrease by \$14.74 for residential customers using 1,000 kilowatt hours of electricity. The fuel charge previously peaked at \$59.68 in March 2026.
- Fuel charges are pass-through costs, meaning JEA charges customers only what it pays for fuel. Current fuel rates can be tracked by visiting [JEA.com/rates](https://www.jea.com/rates). JEA anticipates that the fuel charge will remain in the \$40 range throughout the summer, unless unexpected severe weather or significant increases in fuel demand require additional adjustments.

Cheryl Mock - mockcw@jea.com

Jacksonville Public Library (JPL) –, Dylan Ragsdale, Manager for Library Outreach , announced:

- Jacksonville Public Library locations will be closed on June 19 (Juneteenth) and July 4 (Independence Day).
- Summer is the library's busiest season, focused on preventing learning loss through reading challenges, themed educational activities, and daily 20-minute reading encouragement.
- Children can earn up to three free books through the Summer Reading Program and receive additional rewards like Reading Dragons trading cards.
- All 21 branches held Summer Kickoff Parties; The Argyle Branch welcomed more than 200 attendees.
- Special summer events include magic shows, Jacksonville Zoo presentations, and programs tied to "Unearth the Stories" theme.
- The Jacksonville Waves partnered with the library to offer complimentary game tickets with student purchase.
- Residents can access summer Calendars, program details, and Reading Dragons info at jackspubliclibrary.org .
- End-of-summer celebrations will take place during the last week of July.
- DVD circulation delays are due to Baker & Taylor's recent closure, which has slowed the processing of new materials.

Dylan Ragsdale -(904) 255-6088 or DRagsdale@coj.net

Kids Hope Alliance (KHA) – Deborah Sibley announced:

- Summer camps officially began on June 9, with more than 100 camps operating across Jacksonville. Camp locations include Boys & Girls Clubs, Communities In Schools sites, churches, parks, and other community organizations. Summer camp enrollment flyers with QR codes linking families to available camps were distributed during the meeting.
- KHA continues to partner with the Jacksonville Public Library through the Jacksonville Bookmobile Summer Schedule, providing children and families with additional opportunities to access books and literacy resources throughout the summer.
- On July 2, 2026, KHA will celebrate the opening of a new Little Free Library at Sallye B. Mathis Elementary School, 3501 Winton Dr, Jacksonville, FL 32208 . The organization is seeking additional community partners and

organizations interested in sponsoring future Little Free Libraries throughout Jacksonville to help expand access to books for children and families.

- KHA is partnering with the Jacksonville Zoo and Gardens and the Jacksonville Public Library to host the "Unearth a Story" Zoo Event on July 18, 2026, from 10:00 am to 2:00 pm. The free family event will feature book giveaways, reading challenges, animal-themed storytelling, and educational activities. Programming will take place inside the Zoo's new Cool Zone, allowing families to participate in activities while staying out of the summer heat. Attendees will also be able to visit the Zoo's new Manatee Exhibit.
- Ms. Sibley provided an update on the search for a new Kids Hope Alliance Chief Executive Officer. The agency has received more than 200 applications for the position. The CEO Search Committee will meet on June 18, 2026, to identify finalists, and conduct in-person interviews on July 9, 2026. The Committee anticipates selecting a new Chief Executive Officer during the July 15, 2026, Board meeting.
- Ms. Sibley concluded her presentation by urging parents, grandparents, and caregivers to ensure that children read at least 20 minutes daily throughout the summer to help prevent summer learning loss and prepare students for the upcoming school year.

Deborah Sibley- sibleyd@coj.net

Municipal Code Compliance Division (MCCD) - Jared Chemay, Code Compliance reported:

- Mr. Chenay explained that the Code Enforcement Division is responsible for enforcing several sections of the City of Jacksonville Ordinance Code to help protect public health, safety, and neighborhood appearance. The division enforces:
 - Chapter 518 – Property Safety and Maintenance Code.
 - Chapter 656 – Zoning Code.
 - Chapter 741 – Litter and Snipe Sign Ordinance.
 - Chapter 745 – Commercial Address Posting Requirements.
- Residents were encouraged to report suspected code violations by calling 630-CITY (630-2489) or by submitting a request through the MyJax website. Mr. Chenay recommended using the [MyJax](#) website because it provides residents with a service request number to monitor the status and progress of their complaint throughout the investigation process.
- Mr. Chenay reported that there are currently 1,104 active Code Enforcement cases in the Southwest CPAC area. Since the previous CPAC meeting, Code Enforcement officers have completed 659 property

inspections across the district while continuing to address violations and respond to citizen complaints.

- With hurricane season officially beginning on June 1, 2026, Mr. Chenay encouraged residents to identify and report potential hazards before severe weather impacts the area. Addressing violations early helps reduce property damage and improves public safety during storms.
- Residents were asked to report hazardous vegetation or debris, including dead or unstable trees, loose limbs, yard waste, unsafe structures, damaged roofs, unstable fences, excessive outdoor storage of materials, and deteriorating commercial signs that could become dangerous during severe weather. They were also asked to report illegal snipe signs, which not only violate code but can become windborne debris and pose risks to emergency responders during storms.
- Mr. Chenay emphasized that Code Enforcement's goal is to work proactively with property owners whenever possible to correct violations before storms occur, helping reduce unnecessary damage to homes, businesses, and public infrastructure and encouraged residents to continue reporting concerns throughout the year and reminded attendees that early reporting gives inspectors additional time to investigate complaints and achieve compliance before hazardous conditions develop.

Jared Chemay - (904)626-0736 or JChemay@coj.net.

Public Works (PW): Scott Carter and Christopher LeDew gave an updated report:

- City of Jacksonville Public Works Department, including Scott Carter, Chief of Engineering, and Chris LeDoux, City Traffic Engineer, joined Council Member Johnson to provide an update on the Old Middleburg Road Widening Project and respond to questions and concerns from residents regarding the design of Phase II.
- Councilman Johnson introduced the Public Works team and explained that the purpose of the presentation was to address community concerns related to the widening of Old Middleburg Road, particularly the proposed traffic pattern changes near Taylor Field Road.
- Public Works reported that Phase I of the project is complete, and that Phase II is in the final design stage. Construction is anticipated to begin in mid-2027, pending completion of right-of-way acquisition and the contractor bidding process. The project, originally identified through the Better Jacksonville Plan, will widen Old Middleburg Road from two to four lanes with a raised median to improve traffic flow and safety.

- A resident expressed concerns regarding the proposed raised median on Taylor Field Road, explaining that the neighborhood has only one entrance and exit. The resident stated that the median would eliminate direct left turns into and out of Taylor Field Road, forcing residents to travel farther to make U-turns when entering or leaving the neighborhood. Concerns were also raised about accessibility, increased travel time, and the potential impact on emergency vehicle response.
- Residents asked whether changes could still be made to the roadway design before construction begins. Public Works explained that the project is in the 100% design phase, meaning the plans are substantially complete. While modifications are still possible, any changes would require a strong engineering justification providing that the alternative design would maintain or improve public safety.
- Additional questions addressed why a raised median was necessary and whether two nearby intersections could safely accommodate full access. City Traffic Engineer Chris LeDew explained that Old Middleburg Road is being upgraded to a major arterial roadway and that raised medians are a proven traffic safety measure. He noted that limiting left-turn movements reduces conflict points, improves traffic flow, and lowers the likelihood of serious crashes. He also explained that the proximity of Taylor Field Road and Hawks Point Drive makes unrestricted left-turn access unsafe.
- Residents also asked whether Public Works had considered the areas growing population and future traffic demands on Taylor Field Road. Public Works acknowledged the continued residential growth and stated that traffic projections and engineering standards were considered throughout the design process.
- Public Works informed attendees that another public meeting will be held before construction to review the final plans, introduce the contractor, discuss the construction schedule, and answer additional questions from residents.
- The discussion concluded with Public Works reaffirming its commitment to balancing neighborhood accessibility and roadway safety while continuing to communicate with residents as the project moves toward construction.

Scott Carter- (904)255-8710 or SCarter1@coj.net

Christ Ledew- (904)255-7528 or CLedew@coj.net

9. Subcommittee/Liaison Reports:

- **Land Use and Zoning (LUZ) Subcommittee-** Chair Purdy announced that the Southwest CPAC LUZ Subcommittee reviewed three applications and recommended no action be taken on two applications, which the full CPAC later approved through unanimous vote. Application 2026-0290 was opposed, and the CPAC voted to issue a letter outlining concerns and requesting additional information, including a comprehensive traffic study.

- **Ordinance 2026-0435 – 0 Village Lane, between Herlong Road and Normandy Boulevard:**

The applicant seeks to rezone approximately 19.38 acres located on Village Lane, between Kirkland Road and Normandy Boulevard, from Residential Medium Density-A (RMD-A) to a Planned Unit Development (PUD) for a mixed residential development consisting of apartments, cottages, single-family homes, and associated amenities. It was recommended that the Southwest CPAC submit a letter to the Planning and Development Department requesting:

- A comprehensive traffic study evaluating the cumulative impacts of surrounding developments, and the implementation of any roadway improvements recommended by the study, an evaluation of additional turn lanes and roadway shoulders to improve traffic flow and safety; clarification of the proposed number and mix of apartments, cottages, and single-family homes; and consideration of safety measures for the proposed stormwater pond.

A motion was made and seconded to submit the letter on behalf of Southwest CPAC. The full CPAC passed the motion unanimously.

- **Administrative Deviation (AD-26-31) – 4585 Ortega Boulevard between Chippewa Drive and Ortega Place:**

The applicant seeks an Administrative Deviation to reduce the required side-yard setback from 5 feet to 2 feet to allow construction of a new garage on an existing residential property located at 4585 Ortega Boulevard, between Chippewa Drive and Ortega Place. A motion was made and seconded to approve the Administrative Deviation. The full CPAC passed the motion unanimously.

- **Pending Ordinance 2026-10571 Normandy Boulevard between Norton Road and Blair Road:**

The applicant seeks a Conventional Rezoning of approximately 1.41 acres located at 10571 Normandy Boulevard, between Norton Road and Blair Road, from Commercial Office (CO) to Commercial Community General-1 (CCG-1). The proposal includes approximately 5,000 square feet of commercial space that could accommodate office, retail,

restaurant, drive-thru, or gas station uses permitted within the CCG-1 zoning district. A motion was made and seconded to approve the Administrative Deviation. The full CPAC passed the motion unanimously.

Andy Hetzel - (904) 255-7821 or AHetzel@coj.net.

- **True Commission-** Bruce Tyson reported:
Mr. Tyson reported that the TRUE Commission is currently focused on reviewing the City's proposed budget and monitoring expenditure as part of the annual budget process. The Commission will continue evaluating budget priorities and developing recommendations as the budget process progresses. He stated that the Commission will continue meeting throughout the budget cycle to review proposed expenditures and discuss recommendations before they are forwarded to City leadership. Mr. Tyson informed members that, once the Commission's meeting minutes are finalized, they will be forwarded to the Neighborhood Services Coordinator for distribution to the CPAC.

Bruce Tyson- brucejt7214@gmail.com

- **Park Safety Council-** Bruce Tyson reported:
Mr. Tyson reported that the Parks Safety Council will make recommendations related to park safety initiatives as additional budget information becomes available. He explained that the Parks Safety Council is experiencing membership vacancies that have affected its ability to conduct business. To address this issue, the Mayor issued an Executive Order reducing the quorum requirement from eight members to six members, allowing the Council to continue meeting and conducting official business while additional members are appointed. Mr. Tyson stated that the Council's primary responsibility is to develop and recommend park safety standards for parks throughout Jacksonville. These standards are intended to improve the safety of park visitors and provide guidance to the Parks, Recreation and Community Services Department. He noted that the Parks Department conducts park safety inspections at least twice each year. Inspection reports are presented to the Parks Safety Council for review, where members identify safety concerns and provide recommendations for corrective action. The Council's findings and recommendations are then forwarded to the Mayor's Office and other appropriate City officials. Mr. Tyson encouraged residents to report park maintenance or safety concerns through the [MyJax](#) system or by calling 630-CITY (630-2489) so the Parks Department can investigate and address reported issues in a timely

manner. He also encouraged residents interested in serving on the Parks Safety Council to apply, noting that the Council is actively seeking new members to fill existing vacancies.

The Parks Safety Council meets on the last Monday of each month at 11:00 a.m. on the 4th Floor of the Ed Ball Building 214 N Hogan Street, and meetings are open to the public.

Bruce Tyson- brucejt7214@gmail.com

10. Neighborhood Coordinator's Report: No Report

11. Unfinished Business – None

12. New Business – None

13. Public Comments/Concerns/Announcements: None

14. Adjourn: Chair Purdy adjourned the meeting at 8:30 p.m.

Next CPAC Meeting: August 10, 2026, at 6:30 p.m. In person at Lane Wiley Senior Center, 6710

Wiley Rd., Jacksonville FL 32210, and via Zoom, Meeting ID: 821 7431 0303

Passcode: 693048. A formal

email notice will be emailed to members.

Next Land Use and Zoning (LUZ) Subcommittee Meeting: August 10, 2026, at 5:30 p.m. In person at Lane Wiley Senior Center, 6710 Wiley Rd., Jacksonville FL 32210, and via Zoom, Meeting ID: 821 7431 0303 Passcode: 693048. A formal email notice will be emailed to members.

Summary prepared by Necole Jenkins, Neighborhood Coordinator, (904)255-8261 or FJenkins@coj.net.

A copy of the audio recording of this Southwest CPAC meeting is available through a Public Information Request by calling 630-CITY. Details about Public Records can be found on the City's Website: [Public Records](#).

Under the Americans with Disabilities Act, accommodations for persons with disabilities are available upon request. Please allow 1-2 business days for the notification to process; last-minute requests will be accepted but may not be possible to fulfill. Please contact Disabled Services Division at VM-(904)255-5466, TTY-(904)255-5475, or email your request to ADAAccommodationRequest@coj.net.

