

Southeast Citizens Planning Advisory Committee

January 22, 2024, Meeting Summary

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

Meeting Attendance:

Members: Susan Bailey, Linkside Baymeadows; Nancy Barry, Brierwood Neighborhood Association; Joyce Brown, Pine Forest Community Action Corp.; Walter Bryant, St. Nicholas Area Preservation; Dick Cardell, The Lakewood Community; Ramon Day, Timberland Ridge HOA, Inc.; Carol D'Onofrio, Deercreek Owners Association; Carol Eichling, Village Green Two Condo Association; Sharon Ervin, Riverbrook at Glen Kernan HOA, Inc.; Jose Gonzalez, Mandarin Community Center; Joanne Griffin, Villa San Jose Civic Association; Donna Herrin, Sweetwater by Del Webb; William Herron, Shiloh Creek; Jim Hill, Greater Hood Road Community Association; Rich Horvath, Cypress Trails HOA, Inc.; Debbie Johnson, The Gables Homeowners Association; Scott Koslowski, James Island Homeowners Association; Andrea Letizia, Williamstown, HOA; Sherry Marks, Kernan Mills Community Association; Rowena Nagales, Riverbrook at Glen Kernan HOA; Jacqueline Parenteau, Brierwood Neighborhood Association; Kathleen Perera, Alumni Civic Association; John Reed, Linkside of Baymeadows; Craig Shoup, Council At-Large Group 2; Kathy Soares, Highland Glen HOA; James Taylor, Deerwood Improvement Association; Marcie Turner, Kernan Mill Community Association, Inc.; Gary Weise, Secret Cove Civic Association

Excused: Abby Howard Murphy, Hampton Glen at Deerwood HOA

Visitors: John Nooney; Ann Clapp; Ka-Tay Bennett; Robin Kaupas, Windy Hills; Avis Bolling, Villa San Jose; Margie Cummins; Becky Nathanson; Rebecca Bullard; Jonathan Cagle; iPhone 24; Users iPad; 904-396-0414; 904-731-5479

Staff: The Honorable Michael Boylan, City Council District 6; Kaysie Cox, Planning and Development Department; George Foote, Executive Council Assistant, District 5; Shay Hill, JEA; Fire Marshal Kevin Jones, JFRD; Steve Long, Public Works; Tiffany Morales, Military and Veterans Affairs; Eric Soriano, JPL; Rosemary Wesolowski, Neighborhood Services Office; John Williams, Municipal Code Compliance; Mike Williams, JEA

Call to Order/Verify Quorum:

Chair Griffin called the SE CPAC meeting to order at 6:33 pm and welcomed everyone to the meeting at the Mandarin Senior Center and on Zoom. Rosemary Wesolowski verified that a quorum was present.

Approval of the Previous Meeting Summary – The November 2023 and December 2023 meeting summaries were approved.

Presentation(s): Shay Hill, JEA; Mike Williams, JEA and Steve Long, Public Works, City of Jacksonville, informed the CPAC about the Septic Tank Phase Out Program.

Mr. Mike Williams, the JEA Wastewater Program Manager was introduced to the CPAC and provided the following information pertaining to the Septic Tank Phase Out Program.

- The Duval County Health Department identifies areas with failing septic tanks. Thirty-five septic tank failure areas have been identified; that equates to approximately 23,000 failing septic tanks.

- A septic tank prioritization matrix was enacted to determine the severity of failure and order of replacement. This matrix is updated annually.
- Prior to the implementation of Septic Tank Phase Out Program in an area, JEA sends outreach groups to work with community members to inform them about the Septic Tanks Phase Out Program, the scope of the projects and any costs associated with the program.
- In the identified phase out areas, JEA staff works with the community and must obtain a minimum of 70% community participation before the tank phase out process is implemented.
- Currently there are four active areas in the phase out program. The communities are Biltmore, Beverly Hills, Christobel and Riverview.
- This program is jointly funded by the City of Jacksonville and JEA. The funding includes sewer pipe(s), proper abandonment of existing septic system(s), connection to the new sewer system and payments of all associated permits. Once connected to the sewer system, the property owners will be required to pay the monthly JEA sewer bill.

Steve Long, Operation Director, Public Works Department shared additional information about the Septic Tank Phase Out Program. That information included:

- The Biltmore Community septic phase out is near completion, the Beverly Hills community is in the construction phase and in the Christobel community, JEA is starting the outreach phase. The fourth community on the phase out list is the Riverview community. Once the Biltmore Community phase out has been completed, outreach will begin in the Riverview Community.
- The areas identified with failing septic tanks in the Southeast District include portion of Emerson Street, the St. Nicholas Community, Julington Creek, Oaklawn, Sans Pareil, Spring Glen, Inwood Terrace, Freeman Road, Julington Hills, Hood Landing II, Point La Vista, Beauclerc Gardens and Southside Estates (which includes Windy Hills).
- Duval County Health Department is the governing body that permits new, replacement and repairs of septic tanks.
- In today's dollars to replace all 35 areas identified to have failing septic tanks, it would cost a little over \$1.7 billion dollars to complete the phase out.

JEA- 904-665-6000

Elected Officials Report:

The Honorable Michael Boylan, District 6, shared the following updates:

- There is a City Council meeting on January 23, 2024, and the following four items (among other topics) will be discussed.
 - 2024-0035 will appropriate \$1 million to United Way and Jacksonville Area Legal Aid (JALA) for the eviction diversion program. The funds will be used to provide short-term rental assistance to families who qualify.
 - 2024-0042 this will provide \$9 million to make necessary repairs to JSO facilities and the detention center.
 - 2023-0771 calls for City Council approval of any sole source contract related to federal or state lobbying or grant writing services.
 - 2024-0084 is a resolution honoring and commending Mandarin High School for its recent academic and athletic accomplishments.
- Council Member Boylan is working with the Mandarin Community Club on developing an entity that will preserve Mandarin history. This work is in the early stages and if you are

interested and would like to get involved, please attend the next City Council District 6 Town Hall meeting on Thursday, February 1, 2024, at 6:00 pm at the Mandarin Senior Center, 3848 Hartley Road, 32257.

Michael Boylan – 904-255-5206 or MBoylan@coj.net

George Foote, City Council District 5 Executive Council Assistant, shared the accomplishments completed by Council Member Joe Carlucci in the first half of his first term in office. Those accomplishments include work on the San Marco Refresh 2.0 in conjunction with the San Marco Preservation Society; holding seven town hall meetings; serving on the LUZ committee and the Rules Committee; fielded over 400 phone calls; completing 32 documented site visits; and held a Christmas party in the Pine Forest Community. Council Member Joe Carlucci is chairing a special committee that focuses on homelessness and affordable housing. Additionally, he is looking for funding to install a city water line on Wright Avenue (off St. Augustine Road) and he is working with LISC to hopefully obtain home repairs for residents in the Larsen and Pine Forest communities. The next City Council District 5 Town Hall meeting will be held on Thursday, February 1, 2024, at Aspire Church San Marco, 1435 Atlantic Boulevard, 32207.

Joe Carlucci – 904-255-5205 or JoeCarlucci@coj.net

Staff Reports:

JSO – Lieutenant Worbington, shared the following updates from JSO:

- In the Southeast District, burglaries are down 30% and thefts to motor vehicles are down 40%; all crime statistics are looking good in Zone 3.
- The significant decrease in crime rates was attributed to proactive police work in high crime areas after the holidays.
- Since Ordinance 2022-0574 (known as the panhandling ordinance) was passed, reports of panhandling have dropped drastically. If you do encounter panhandlers, please call JSO on their non-emergency line (904-630-0050) to report the occurrence.

Zone 3 Substation – 904-828-5463

JFRD – On behalf of Captain Johnson, Fire Marshall Kevin Jones, provided the following recommendations:

- If you need assistance to check and/or change the batteries in your smoke detectors or need a smoke detector, please call 630-City or enter your request online using the MyJax system.
- If you use a space heater, make sure your space heater has a circumference of at least three feet of clearance from anything flammable before using it.
- If you use a fireplace, make sure you open the flue before starting the fire and have the flue/chimney cleaned to prevent a flue or roof fire.
- The CPAC members were encouraged to develop an escape plan for their family in the event of a home fire.
- There is a year-round ban on burning trash. The only types of open fires that are allowed in Duval County are a small recreational fire in a firepit and a fire in a bar-b-que pit and/or smoker for cooking purposes.

Captain Johnson – JohnsonC@coj.net or 904-255-8560

JPL – Eric Soriano, shared the following information:

- JPL will kick off Mayor Deegan's River City Readers on Saturday, January 27, 2024, from 10:00 am to 2:00 pm at the Main Library. This is a city-wide literacy reading challenge for students of all ages. The challenge will use the Beanstack app and participants will be awarded digital badges. At the end of the year, students will win prizes. For more information about the challenge, please use the following web address: <https://jaxpubliclibrary.org/blog/mayor-deegans-river-city-readers-citywide-literacy-challenge>
- There will be a history chat on Saturday, February 10, 2024, at 2:30 pm at the Main Library in the Ansbacher Map Room, 4th Floor. The chat will focus on the life of Captain James W. Floyd. To pre-register and to learn more about the program, please use the following web address: <https://jaxpubliclibrary.org/blog/history-chat-life-captain-james-w-floyd-jerry-urso>
- There will be two financial wellness classes offered in the Southeast District, both held on Tuesday, January 30, 2024, at 6:30 pm. The locations are San Marco Branch Library and the South Mandarin Branch Library
- In February, JPL, and the American Association of Retired Persons (AARP) will partner to bring free tax preparations to the community. Details will be forthcoming, but it was noted that appointments will be mandatory.

Eric Soriano – esoriano@coj.net

Municipal Code Compliance Division – John Williams, Zone 3 Supervisor, stated the monthly statistics for the Zone 3 inspections were emailed to Rosemary for dissemination to the CPAC.

On February 6, 2024, a pro-active inspection will be conducted on Sunbeam Road, between Philips Highway and San Jose Boulevard.

If you have an old Code Enforcement concern or complaint that was reported to 630-CITY and you are dissatisfied with how it was handled, please send an email to:

codeenforcement@coj.net. Please include the case number/reference number, the address where the concern is located, explain why you do not like how the issue was handled, provide your contact information and a Code Compliance Officer will contact you to discuss the issue. The Jacksonville Assistance and Relief or JAR program was reviewed. The purpose of the Jacksonville Assistance and Relief Program is to facilitate a means of compliance for those who would otherwise be unable to achieve it due to disability or economic disadvantages. If you cannot comply with the violations on your property due to a disability or economic hardship, please feel free to visit: <https://www.coj.net/departments/neighborhoods/municipal-code-compliance/jacksonville-assistance-and-relief-program>

Florida Senate Bill 60 prohibits code inspectors from initiating investigations of potential violations of codes and ordinances by way of anonymous complaints. The tickets will be closed if they are submitted anonymously.

John Williams – 904-255-7000

Military Veterans Affairs – Tiffany Morales informed the CPAC about the upcoming Military Standdown that will be held on January 26 and 27, 2024, at the Jacksonville Fairgrounds.
Tiffany Morales – Tmorales@coj.net

Planning & Development Department – Kaysie Cox - no report
Kaysie Cox – 904-255-7853 or KaysieC@coj.net

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

Land Development Regulation Stakeholder Advisory Committee – Jose’ Gonzalez announced that he has attended two meetings so far for this newly created committee. The purpose of the committee is to look at the future to ensure Jacksonville will remain resilient for the next 50 years. The committee will be assessing the rise of water levels, flooding, air quality and future development. There will be six meetings in 2024 and three subcommittees have been established to accomplish the goals that were created for the committee. The subcommittees are titled Geography and Neighborhoods, Site Design Standards, and Flood Risk Subcommittee; each subcommittee will meet independently. All meetings are open to the public. Mr. Gonzalez will send the subcommittee meeting dates and locations to Rosemary to share with the SE CPAC membership.

LUZ– Craig Shoup – informed the CPAC that the subcommittee reviewed eight new LUZ applications and no motions were made.

Vice Chair Shoup shared information about legislation that is making its way through the State of Florida Legislature that could ban encampments and sleeping on public property. House Bill 1365 and Senate Bill 1530 would ban sleeping or camping on public grounds without a permit. The bills cite concerns over sanitation and provide exceptions in cases of declared emergencies. As more information on this legislation becomes available, Vice Chair Shoup will provide an update.

North Florida TPO – Jim Hill – stated the NFTPO does not meet in the month of January.

Park Safety Council – Walter Bryant – informed the CPAC that the Park Safety Council does not have enough members to have a quorum. The terms of the two remaining members have expired and they both are thinking of resigning. Mr. Bryant shared the Parks department does have a very hardworking safety officer that does inspect all the playgrounds every six months.

TRUE (Taxation, Revenue, and Utilization of Expenditures) Commission – Ramon Day stated the TRUE Commission meets on the first Thursday of each month. This month the commission reviewed more audit reports. Mr. Day explained the flow of the audit process within the city and the timeline to make corrections if deficiencies are identified. Audits typically are not conducted July, August, and September; during these months COJ staff members are focused on the annual city budget.

Neighborhood Coordinator Report – Rosemary Wesolowski – announced that the Neighborhood Services Office will offer CommUniverCity in the month of April. CommUniverCity, is a neighborhood leadership training program and it is comprised of six classes and will conclude with a bus tour and graduation. The application for the training will be released soon.

A new Director of the Neighborhood Department was announced, his name is Thomas Waters. Director Waters will attend a future CPAC meeting.

Rosemary Wesolowski 904-255-8261 or rosemary@coj.net

Chairs Report – Chair Griffin informed the CPAC that each CPAC can submit recommendations for a Capital Improvement Project (CIP) for their neighborhoods by February 23, 2024. The recommendations must meet the following criteria: have a total cost greater than \$100,000, have a lifespan of more than ten years and must add to, enhance the value of, or extend the

life of, the City's physical assets. The CIP letter from the mayor's office was emailed to all CPAC members with the recommendations that were submitted last year.

Chair Griffin asked several CPAC members and attendees to briefly introduce themselves. The introductions were:

- Ms. Becky Nathanson, visitor that resides in Joe Carlucci's City Council district.
- Ms. Andrea Leticia, representing the Williamstown Community introduced herself and shared some challenges her community has experienced and why she became involved with CPAC.
- Ms. Margie Cummins, visitor from the Southside attended to learn more about services to help her community.

Unfinished Business – None

New Business - None

Public Comment –

- John Nooney expressed his concerns about the limited amount of access the public has to local waterways. Additionally, Mr. Nooney shared his concerns about failing septic tanks throughout the city and the environmental impact associated with the failing septic tanks.

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 on **Monday, February 26, 2024**, at 6:30 pm. Join us in-person at the Mandarin Senior Center, 3848 Hartley Road, 32257 or virtually on Zoom.