



**FOR OFFICE USE ONLY**

P Z File # \_\_\_\_\_

Application Fee: \_\_\_\_\_

Filing Date: \_\_\_\_\_ Acceptance Date: \_\_\_\_\_

Review Date: SRDT \_\_\_\_\_ P & Z \_\_\_\_\_ CC \_\_\_\_\_

# Rezoning Application

## A. PROJECT

1. Project Name: Rookery Commercial
2. Address of Subject Property: U.S. Highway 17
3. Parcel ID Number(s): 38-06-26-016579-000-00
4. Existing Use of Property: Industrial / Vacant
5. Future Land Use Map Designation : Industrial
6. Existing Zoning Designation: Mixed Use Highway (MUH)
7. Proposed Zoning Designation: Commercial High Intensity (C2)
8. Acreage: 10

## B. APPLICANT

1. Applicant's Status  Owner (title holder)  Agent
2. Name of Applicant(s) or Contact Person(s): Ellen Avery-Smith, Esq. Title: \_\_\_\_\_  
Company (if applicable): Rogers Towers, P.A.  
Mailing address: 100 Whetstone Place, Suite 200  
City: St. Augustine State: Florida ZIP: 32080  
Telephone: (904) 824-0879 FAX: (904) 825-4070 e-mail: Eaverysmith@rtlaw.com

3. If the applicant is agent for the property owner\*  
Name of Owner (titleholder): D.R. Horton, Inc. - Jacksonville  
4220 Race Track Road  
Mailing address: \_\_\_\_\_  
City: St. Johns State: Florida ZIP: 32259  
Telephone: 904 824-0879 FAX: 9(04) 825-4070 e-mail: irgislason@drhorton.com

\* Must provide executed Property Owner Affidavit authorizing the agent to act on behalf of the property owner.

## C. ADDITIONAL INFORMATION

1. Is there any additional contact for sale of, or options to purchase, the subject property?  
 Yes  No If yes, list names of all parties involved: See above-listed owners and agent information.  
  
If yes, is the contract/option contingent or absolute?  
 Contingent  Absolute

**D. ATTACHMENTS**

1. Statement of proposed change, including a map showing the proposed zoning change and zoning designations on surrounding properties
2. A current aerial map (Maybe obtained from the Clay County Property Appraiser.)
3. Plat of the property (Maybe obtained from the Clay County Property Appraiser.)
4. Legal description with tax parcel number.
5. Boundary survey
6. Warranty Deed or the other proof of ownership
7. Site Plan
8. Written Description
9. Binding Letter
10. Fee.

a. \$2,000 plus \$20 per acre

b. All applications are subject 10% administrative fee and must pay the cost of postage, signs, advertisements and the fee for any outside consultants.

No application shall be accepted for processing until the required application fee is paid in full by the applicant. Any fees necessary for technical review or additional reviews of the application by a consultant will be billed to the applicant at the rate of the reviewing entity. The invoice shall be paid in full prior to any action of any kind on the development application.

**All 10 attachments are required for a complete application. A completeness review of the application will be conducted within five (5) business days of receipt. If the application is determined to be incomplete, the application will be returned to the applicant.**

**I/We certify and acknowledge that the information contained herein is true and correct to the best of my/our knowledge:**

\_\_\_\_\_  
Signature of Applicant

*Ellen Avery-Smith*  
\_\_\_\_\_  
Signature of Co-applicant

Ellen Avery-Smith, Esq. of Rogers Towers, P.A.

\_\_\_\_\_  
Typed or printed name and title of applicant

\_\_\_\_\_  
Typed or printed name of co-applicant

\_\_\_\_\_  
Date

*4/24/24*  
\_\_\_\_\_  
Date

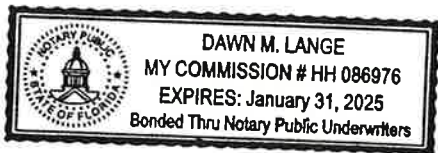
State of Florida

County of St. Johns.

The foregoing application is acknowledged before me this 24 day of April, 2024 by \_\_\_\_\_

\_\_\_\_\_, who is/are personally known to me, or who has/have produced \_\_\_\_\_ as identification.

NOTARY SEAL



Signature of Notary Public, State of Florida

*Dawn M. Lange*