BOARD OF ADJUSTMENT MEETING

MINUTES

JANUARY 27, 2016

2:00 P.M.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENT:

Paul Skipper, Chairman
David Littell, Vice Chairman
Sandie Lyman, Member
Tom DeYampert, Member
Laurie Vallett, Member

ALSO PRESENT:

Jennifer Bryla, Community Development Director
Mike Larimore, Zoning Tech II
Chelsey Welden, Planner II
Mary Jo Murphy, Deputy City Clerk

1. Changes to the Agenda

There were no changes to the agenda.

2. Audience Comments

Chairman Skipper asked for audience comments in regard to items that were not on the agenda. There were no audience comments.

3. Minutes for Acceptance – 12/16/2015

Member Vallett made a motion to approve the minutes from the December 16, 2015 meeting. The motion was seconded by Member Lyman and unanimously approved by a roll call vote (5 yeses – 0 nos).

4. Public Hearing

a. Case 2015-0067: 1801 Gulf Way – Applicant requests a variance to Section 11.7(a) of the Land Development Code to allow for reconstruction of stairs and placement of air conditioning units within the required front and rear yard setback.

Mike Larimore gave Staff's presentation to the board. Staff's recommendation was to approve the variance.

Chairman Skipper asked the applicant to come forward and to state their name and address.

Carol Markovich, 5129 80th Lane North, St. Petersburg, Florida 33709, manager of Camelot-by-the-Sea Condo Association, spoke in favor of the variance.

Chairman Skipper asked if anyone would like to speak on behalf of the applicant. There were no comments.

Chairman Skipper asked if anyone would like to speak in opposition of the application. There were no comments.

Hearing none, Chairman Skipper closed the public hearing portion and opened it for discussion among the Board members.

Chairman Skipper stated he had failed to ask for public comment earlier and asked for public comment at this time. Hearing none, Chairman Skipper closed the public hearing portion and asked for further discussion among the Board members.

Member Vallett made a motion to approve Variance Case No. 20150067 as requested. The motion was seconded by Member Lyman. The motion was unanimously approved by an individual roll call vote, (5 yeses – 0 nos).

a. Case 2015-0068: 3216 El Centro, #A – Applicants request a variance to Section 12.7(a) of the Land Development Code to allow for construction of an elevator and interior walkway within the required side yard setback.

Mike Larimore gave Staff's presentation to the board. Staff's recommendation was to explore other options.

Chairman Skipper asked for the applicant or agent to come forward and to state their name and address.

Susanne Ward, 3216 El Centro, #A, homeowner, spoke in favor of the variance.

Chairman Skipper asked if anyone would like to speak on behalf of the applicant. There were no comments.

Chairman Skipper asked if anyone would like to speak in opposition of the application.

Mark Chmielewski, 1900 Brightwaters, St. Petersburg, spoke in opposition to the variance on behalf of Katherine Chmielewski, 3214 El Centro.

Chairman Skipper asked if anyone would like to speak on behalf or in opposition of the application. Hearing none, Chairman Skipper closed the public hearing portion and opened it for discussion among the Board members.

Member DeYampert made a motion to continue Variance Case No. 20150068 to February 24, 2016 to allow the applicants to obtain and present more detailed drawings and other alternatives to include layout drawings for the house. The motion was seconded by Vice Chairman Littell. The motion was unanimously approved by an individual roll call vote, (5 yeses – 0 nos).

b. Case 2016-0001: 3815, 3855, 3859 Gulf Blvd. – Applicant requests a variance to Section 6.11(d)(1) of the Land Development Code for a temporary use permit extension.

Ms. Welden, Planner II, gave Staff's presentation to the board. Staff's recommendation was to deny the variance.

Chairman Skipper asked to hear from the applicant. Ms. Bryla, Community Development Director, informed Chairman Skipper that the applicant, Beth Morean, was not able to attend but had requested that her e-mail be read into the record during the meeting. Ms. Bryla read the e-mail received from Ms. Morean on 1/27/16.

Chairman Skipper asked if anyone would like to speak on behalf of the applicant.

Keith Overton, 7870 10th Avenue South, St. Petersburg, Florida, President of TradeWinds Resorts, spoke in favor of the variance.

Tom Robertson, General Manager for the Hotel Zamora, spoke in favor of the variance.

Stephen Cummings, General Manager for the Loews Don CeSar Hotel and the Beach House Suites, spoke in favor of the variance.

Christopher Hollands, 3606 ½ Gulf Boulevard, spoke in favor of the variance.

Chairman Skipper asked if anyone would like to speak in opposition of the application.

Melissa Blasingame, 4103 Gulf Boulevard, #208, St. Pete Beach, 33706, spoke in regard to a better job being performed in policing the trash and keeping the area consistently clean.

Chairman Skipper asked if anyone else would like to speak in opposition of the application. Hearing none, Chairman Skipper closed the public hearing portion and opened it for discussion among the Board members.

Vice Chairman Littell made a motion to approve Variance Case No. 20160001 with the following conditions: 25-foot setback on the north and south sides which will have no parking and no other amenities; controlled access to hotel employees only; landscaping, 3-foot hedge along the Gulf Boulevard property right-of-way line, the north property line and along the buffer line; non-commercial use; adequate trash receptacles; and granted for a maximum of two years. The motion was seconded by Member Lyman. The motion was unanimously approved by an individual roll call vote, (5 yeses – 0 nos).

5. Adjournment

There being no further business before the Board, the meeting was adjourned at 3:15 p.m.

Attest:

Rebecca C. Haynes, City Clerk

Paul Skipper, Chairman

Minutes approved on: 2/24/16