



BOARD OF ADJUSTMENT MEETING CITY OF ST. PETE BEACH

155 Corey Avenue
St. Pete Beach, FL 33706

Wednesday, May 25, 2022
2:00 PM

Call to Order
Pledge of Allegiance
Roll Call

REGULAR MEETING

1. Changes to the Agenda -
2. Audience Comments - **Comments shall be limited to 3 minutes per person**
3. Approval of Minutes
 - a. **Minutes: April 27, 2022**
4. Action Items
 - a. **Variance - 1805 Pass-A-Grille Way (Case No. 22025)**
Request to construct a residential dock that is proposed to be 35 feet in length (25 feet allowed).

Action Request: Motion to APPROVE the variance as requested for a dock to exceed the allowable length by 10 feet as proposed.
5. Adjournment

APPEAL: In accordance with 286.0105, Florida Statute (Notices of meetings and hearings must advise that a record is required to appeal), if a person decides to appeal any decision made by this committee, board, agency, or commission with respect to any matter considered at this meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which

the appeal is to be based.

AMERICANS WITH DISABILITIES ACT (ADA): In accordance with the Americans with Disabilities Act and Florida Statutes, if any person with a disability defined by the ADA needs special accommodation to participate in this proceeding, then not later than two business days prior to the proceeding, he or she should contact City Hall at (727) 367-2735.

**The public is cordially invited to attend this meeting.
All agenda material is available for review at City Hall or www.stpetebeach.org.**

CITY OF ST. PETE BEACH
DRAFT BOARD OF ADJUSTMENT MEETING MINUTES
April 27, 2022 2:00 P.M.

PRESENT: Paul Skipper, Chair
Sandie Lyman, Vice Chair
Michael Bomar, Member

EXCUSED: Denise Chase, Member

STAFF PRESENT: Andrew Dickman, City Attorney
Ginny Keeter-Bodkin, Deputy City Clerk
Wesley Wright, Planning Manager

Chair Skipper called the meeting to order at 2:00 PM and led the Pledge of Allegiance. He announced that as only three Board members were present, it would require three Yes votes for approvals, therefore Applicants would have the opportunity to request a continuance to the next meeting.

The Deputy City Clerk swore in all those expected to speak or make a presentation.

1. Changes to the Agenda – There were no changes.
2. Audience Comments – There were no general audience comments.
3. Approval of Minutes - a. 3/30/2022

Motion: Member Bomar moved, and Vice Chair Lyman seconded the approval of the minutes from the March 30, 2022 meeting; the motion carried unanimously.

4. Action Items
 - a. **Election of Officers 2022-23** Sec. 22-39. - Election of officers; conduct of meetings.
(a) The board of adjustment shall annually, at the first meeting held following the appointment of members, organize by electing a chairman and vice-chairman and such other officers as may be necessary from among its members.

There was brief board discussion.

Motion: Member Bomar moved, and Vice Chair Lyman seconded the nomination of Paul Skipper as Committee Chair for Fiscal Year 2022-23. The motion carried 3-0.

Motion: Member Bomar moved, and Chair Skipper seconded the nomination of Sandie Lyman as Committee Vice Chair for Fiscal Year 2022-23. The motion carried 3-0.

- b. **Variance - 203 Gulf Way (Case No. 22011)** Request to construct a pool (12'x19') in the front yard that will encroach 3 feet and 10 feet respectively into the front setback, where 20 feet is required.

Mr. Wright explained that this item was continued from the March meeting. The Applicant indicated she would like to proceed today. Mr. Wright reviewed a presentation with exhibits detailing the variance request and verified that the City met all of the noticing requirements. His

presentation is part of the meeting record. He thoroughly reviewed the survey and property lines. The variance fits the four criteria required for a practical difficulty variance. Staff found that the request was not excessive and recommended approval.

Architect Matt Schoeppe of Florencia Design Build and Applicant Cathy Cann were present on her behalf. Mr. Wright explained that a number of emails and letters in support of and against the variance have been received.

Avrim Topel - 205 Gulf Way and Peggy Schiff spoke in opposition of the variance. Hearing no further comment, the Chair closed public comment and opened Board discussion.

Motion: Vice Chair Lyman moved to approve the variance for Case 22011, and Member Bomar seconded. The motion failed 3-0.

c. Variance - 402 39th Avenue (Case No. 22018) Request to construct a 2-car detached garage (22-feet x 24-feet) that will encroach 7 feet and 10 feet into the required 20-foot yard along Clearview Way. Additionally, the garage will encroach 5 feet into the required 20-foot rear yard.

Mr. Wright reviewed a presentation with exhibits detailing the variance request and verified that the City met all of the noticing requirements. His presentation is part of the meeting record. Staff found the garage would not be out of character for the neighborhood and recommended approval

Applicant Sam Angelides of 3990 Belle Vista Dr. appeared on his own behalf.

Bill Brown of 401 Belle Point Drive spoke in favor of the request. Hearing no further comment, the Chair closed public comment and opened Board discussion.

Motion: Member Bomar moved, and Vice Chair Lyman seconded the approval of Case No. 22018. The motion carried 3-0.

d. Variance - 3123 W. Maritana Drive (Case No. 22019) Request to install 6-foot tall fence in the front yard along Alfonso Street, where 4 feet is allowed. The fence will enclose a pool that is being installed.

Mr. Wright reviewed a presentation with exhibits detailing the variance request and verified that the City met all of the noticing requirements. His presentation is part of the meeting record. No letters were received for or against. Staff recommended approval.

Applicants Tom Hamilton and Anne Borghetti appeared on their own behalf and showed a photo of their fencing area.

Dennis and Elena Hunter of 3190 W. DeBazan Avenue appeared in opposition of the variance. Hearing no further comment, the Chair closed public comment and opened Board discussion.

Motion: Member Bomar moved, and Vice Chair Lyman seconded the approval of the variance for Case No. 22019. The motion carried 3-0.

e. Variance - 2905 Sunset Way (Case No. 22020) Request to (1) construct a 2nd floor balcony that will encroach 4 feet 8 inches in the rear yard, where 20 feet is required. (2) Request to construct a pool at the seawall, where 3 feet is required. (3) Request to construct a patio and walkways at the side property line, where 2 feet is required.

Mr. Wright reviewed a presentation with exhibits detailing the variance request (entailing three variances - balcony, pool, and patio and walkway) and verified that the City met all of the noticing requirements. His presentation is part of the meeting record. Two letters of support for the variance were received. Staff found the request to be minimal and reasonable and recommended approval with two conditions: maintain a 3-foot fence atop the 3-foot wall on the north and south, and provide an overall strategy for capturing runoff for pool and patio areas.

Attorney Dickman added comments on the beachfront sidewalk area, which is public property; this is a consideration with regard to privacy.

Contractor Dan Saunders and the Applicant Eliot Heller appeared and added details. The Applicant acknowledged that the fence behind the home is on public, City property and was illegally placed in an encroaching area prior to his ownership and he acknowledged that the public has access to the sidewalk area.

There was no public comment for or against the variance. Hearing no public comment, the Chair closed public comment and opened Board discussion.

Motion: Vice Chair Lyman moved, and Member Bomar seconded the approval of the variance for Case No. 22020 with staff's recommended conditions and owner acknowledgement that the fence is on public property, and they have no rights to that. The motion carried 3-0.

5. Adjournment – Next Meeting 5/25/2022

Motion: Vice Chair Lyman moved, and the meeting was adjourned at 3:25 PM.

These minutes will be considered for approval at the May 25, 2022 Board of Adjustment meeting.

BOARD OF ADJUSTMENT MEETING CITY OF ST. PETE BEACH

Agenda Report

Issue Considered: Variance - 1805 Pass-A-Grille Way (Case No. 22025)

Date: May 25, 2022

Prepared By: Lynn Rosetti, Consultant

Through: Jennifer McMahon, Chief Operating Officer

Summary of Issue: Request to construct a residential dock that is proposed to be 35 feet in length (25 feet allowed). Staff finds the request reasonable because the additional 10 feet of overall length relates to the stone riprap located in the water in front of the seawall of this property. Aerial photographs indicate that this riprap is continuous along this seawall in the general vicinity of the subject property. Additionally, the docks of the properties abutting the subject property each extend out in a manner similar to the variance being requested by the applicant.

Funding: N/A

Requested Motion: Motion to APPROVE the variance as requested for a dock to exceed the allowable length by 10 feet as proposed.

Attachments:

1. BOA #22025 - 1805 PAG Way
2. Tie Pole Removal
3. BOA Application #22025



**PLANNING DIVISION
STAFF FINDINGS REPORT
TO THE
BOARD OF ADJUSTMENT**

VARIANCE CASE NO. 22025– William W. Adams, Property Owner

MEETING DATE: May 25, 2022

PREPARED BY: Lynn Rosetti, AICP, CFM, Contract Planner

REQUEST	An <u>Unnecessary and Undue Hardship Variance</u> request to construct a residential dock that was originally proposed to be 36 feet in length (25 feet allowed) at the time of application. Since this time the applicant has reduced the request to an overall length of 35 feet. (LDC Sec. 6.23(d)(3)).
SUBJECT PROPERTY	1805 Pass-a-Grille Way, Property ID #18-32-16-68634-000-0011 Phillips Division Revised Map Unnumbered Tract E of Lot 21, Block G described Beginning 107.5 ft N of NE corner of 18 th Avenue and 1805 Pass-a-Grille Way St. Pete Beach, et al.
ACERAGE	Approximately 0.130 acres (5,650 sq. ft.)
LAND USE	RLM-2/PAG, Residential District / Pass-a-Grille Overlay on the Zoning Map; RU, Residential Low Medium on the Future Land Use Map.
FLOOD ZONE	AE-Elevation 10
SURROUNDING AREA	North – Single-family Residential South – Single-family Residential East – Little McPherson Bayou West – Pass-a-Grille Way / Single-family Residential

BACKGROUND

The applicant is seeking a variance from the Land Development Code (LDC) to allow for a dock that is proposed to exceed the length allowed by Code. Specifically, LDC Section 6.23(d)(3) limits the dock length to one-half of the zoning lot width at the waterfront. That equates to a maximum dock length of 25 feet. The applicant is seeking a dock length of 35 feet. This requirement may be varied administratively provided that a signed statement of “no objection” from the abutting property owners is submitted with the permit application. In this case, neither abutting property owner signed a statement of “no objection” to this proposal. The applicant proposes demolishing the existing dock and replacing it with a new dock as proposed. The only requested variance is to length. There are no variances to the width or side setbacks. Furthermore, the applicant will be removing the extra tie poles that are currently located waterward of the existing dock.

The subject zoning lot is 50 feet in width at the seawall, giving an allowable dock length of 25 feet measured from the seawall. An existing 12-foot-wide x 24-foot-long dock is currently connected to the subject property and meets LDC requirements. The lot is symmetrically rectangular in shape. The applicant is seeking to demolish the existing dock structure and build a new dock that exceeds the length allowed by the LDC in order to add a boat lift.

ANALYSIS

The applicant is requesting to construct a dock in a manner that exceeds the length allowed by the LDC. The specific request is shown in the following table:

	Allowed	Requested	Variance
Length	25.0 feet	35.0 feet	10.0 feet

Staff has reviewed this request and finds the following:

- The subject property is 50 feet in width at the seawall and is rectangular in shape. The LDC (Sec.6.23(d)(3)) allows a dock structure to extend from the seawall to a length no greater than one-half the width of the zoning lot at the seawall (25 feet in this case). This requirement may be varied administratively provided that the signed statements of “no objection” from both abutting property owners have been submitted. In this case, signed statements of “no objection” from the abutting property owners have not been provided. As such, the Board has the authority to review this request and make a determination of approval, approval with conditions, or denial.
- The application stated that a longer dock is needed to accommodate a boat larger than the 25-foot maximum length would accommodate because said boat would require deeper water than the 25 feet maximum length would provide. Specifics for the boat were not provided because the applicant has not yet purchased the boat. Also noted on the site plan is stone riprap located from the seawall waterward several feet. A site visit by staff confirmed the existence of the stone riprap which also limits how close to the seawall a boat could safely navigate.
- A site plan and aerial are provided for the Board’s review. Review of the aerial photograph reveals that the both abutting properties have docks longer than the existing 25-foot dock at 1805 Pass-a-Grille Way. Pinellas County dock records show that the neighboring dock to the north is 36 feet in length. These records also indicate that the property to the south has a dock 38.5 feet in length. Also, to the north, is a small marina that has dock structures considerably longer than the residential docks to the south.
- The aerial photograph shows that the subject property is rectangular-shaped, and the attached site plan depicts the proposed dock and delimits the length allowed by the LDC. The additional 10 feet in length requires a variance to length from either the abutting property owners’ or the Board of Adjustment. In this case, signed statements of “no objection” from the abutting property owners have not been provided. As such, the Board has the authority to review this request and make a determination of approval, approval with conditions, or denial.

Land Development Code Section 3.12, Variances: The appropriate board of authority may authorize hardship variances to the land development regulations if the applicant is able to demonstrate the following conditions:

- a) **Special conditions and circumstances exist which are peculiar to the land, structure or building involved, and which are not applicable to other lands, structures or buildings in the same zoning district;**

Staff find that there appear to be special conditions or circumstances which are peculiar to the land, structure, or building involved and which are generally not applicable to others in the same zoning district. Staff finds that the subject property is a single-family residential lot in the Pass-a-Grille neighborhood. This rectangular shaped lot is 50 feet wide at the seawall. An existing 12-foot-wide by 24-foot-long dock exists which is compliant with the dock size and location requirements.

The variance site plan depicts the location of sloped riprap located along the seawall and extending as much as ten feet into the waterway. A site visit by staff confirms that riprap does exist along the subject property seawall and this riprap consists of sizable rocks.

Review of current aerial photographs reveal that the docks abutting 1805 Pass-a-Grille Way are longer than the existing 25-foot dock structure at 1805 Pass-a-Grille Way.

The existing dock at 1805 Pass-a-Grille Way is proposed for demolition and replacement with a smaller narrower dock that has a base landing approximately 4'x8' in size with a four-foot-wide walkout to a 6'x10' dock head. The applicant reduced the proposed dock length by one foot after the application was submitted and advertised by the City. The proposed boat lift is on the north side of the proposed dock structure.

- b) **The special conditions and circumstances do not result from the actions of the applicant or a prior owner of the property;**

Staff find that there is existing stone riprap located along the seawall that projects outward a few feet from the seawall. Such riprap limits the full use of the length allowance by the property owner for the mooring of a boat. The applicant is seeking an additional 10-feet to insure clearance from the riprap and shallow water. These conditions are not the result of actions by the applicant.

- c) **Literal interpretation of the provisions of the Land Development Code deprives the applicant of rights commonly enjoyed by other properties in the same zoning district under the terms of the Land Development Code and results in unnecessary and undue hardship on the applicant;**

Staff find that a literal interpretation of the provisions of Land Development Code might deprive the applicant of rights common enjoyed by other properties in the same general area of this Zoning District because of the stone riprap. In addition, both abutting properties have built docks similar to the dock being proposed by the applicant. Every variance case is reviewed on a case-by-case

basis and every case must stand on its own merits. As staff has noted, this proposed dock structure with boat lift is not dissimilar to its neighbors.

- d) The hardship has not been deliberately or knowingly created or suffered to establish a use or structure which is not otherwise consistent with the Comprehensive Plan or the Land Development Code, nor will it permit an increase in development density;**

Staff find that this hardship has likely not been deliberately or knowingly created by the applicant because comments by the applicant suggest that the applicant wanted new dockage similar to the abutting properties. Approval of this request would not permit an increase in development density.

- e) An applicant's desire or ability to achieve greater financial return or maximum financial return from his property does not constitute hardship;**

Staff does not find that a desire to achieve greater financial return forms the basis of the hardship for this request. The applicant wants to rebuild the dock in a manner that will support a boat on a lift in a manner like the applicant's neighbors. These docks are not excessive and are designed to avoid the stone riprap and allow for better lift access in deeper water.

- f) Granting the variance application conveys the same treatment to the applicant as to the owner of other lands, buildings, or structures in the same zoning district;**

The Board must consider variances on a case-by-case basis. Even within the same zoning district, each variance request has a different set of circumstances and variables. Therefore, the granting of one variance does not confer such allowances on another property. In this case, the applicant is seeking to demolish and rebuild his dock in a manner that will support a boat lift on one side and two jet ski lifts on the other. However, the specific request would create a structure with accessories that exceeds both the length and width requirements. Staff find that a smaller dock could also accommodate a boat and jet ski lifts.

- g) The requested variance is the minimum variance that makes possible the reasonable use of the land, building, or structure; and**

Staff find that the requested variance is the minimum variance that makes possible the reasonable use of a proposed new dock structure because the proposal is similar to its abutting neighbors, existing riprap limits the amount of usable dockage. That exceeds both the length and width requirements of the Land Development Code. Staff find that the subject dock could be modified in a manner that reduces the length and width to meet Code and still support a boat and jet ski lifts.

- h) The requested variance is in harmony with the general intent and purpose of the Comprehensive Plan and the Land Development Code, is not injurious to the neighborhood or otherwise detrimental to the public safety and welfare, is compatible with the neighborhood, and will not substantially diminish or impair property values within the neighborhood.**

Staff finds that this request is in harmony with the purpose and intent of the Comprehensive Plan and Land Development Regulations because the request is similar to its neighbors and appears to be taking into account the amount of riprap limiting how close a boat could be moored to the seawall and riprap.

Any variance granted hereunder shall expire one (1) year from the date of the development order providing for such variance, unless a building permit for the construction authorized by such variance is obtained within such time and said building permit has not expired prior to the completion of construction in accordance therewith.

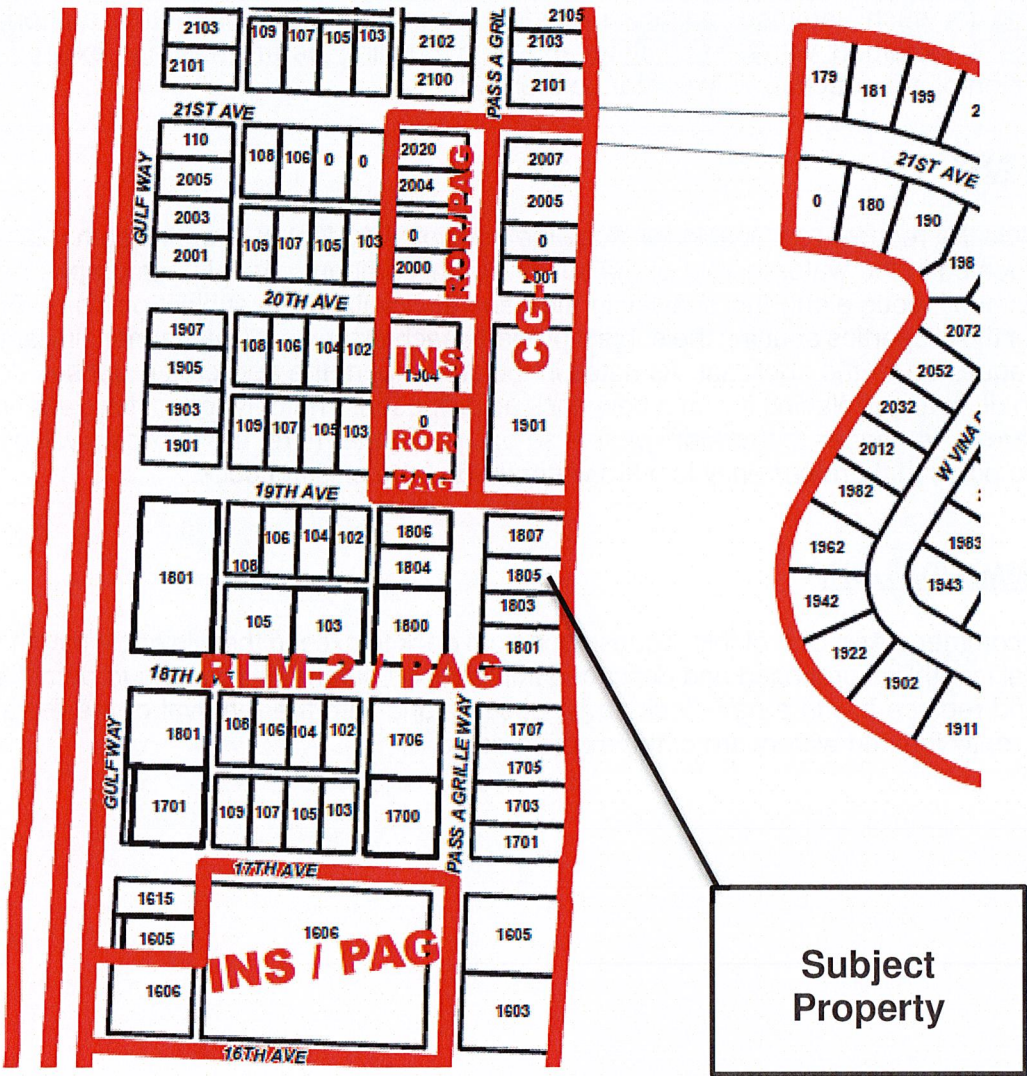
SUMMARY:

Staff finds the request reasonable because the additional 10 feet of overall length relates to the stone riprap located in the water in front of the seawall of this property. Aerial photographs indicate that this riprap is continuous along this seawall in the general vicinity of the subject property. Additionally, the docks of the properties abutting the subject property each extend out in a manner similar to the variance being requested by the applicant. As noted in the staff report, the applicant proposes demolishing the existing dock and replacing it with a new dock as proposed. The only requested variance is to length. There are no variances to the width or side setbacks. Furthermore, the applicant will be removing the extra tie poles that are currently located waterward of the existing dock.

RECOMMENDATION:

Staff recommend Approval of this request for a boat dock to exceed the allowable length by 10 feet (35-feet total length) as proposed and described in the report summary including to demolish the existing dock and replace it with a new dock as proposed along with the removal of the extra tie poles that are currently located waterward of the existing dock.

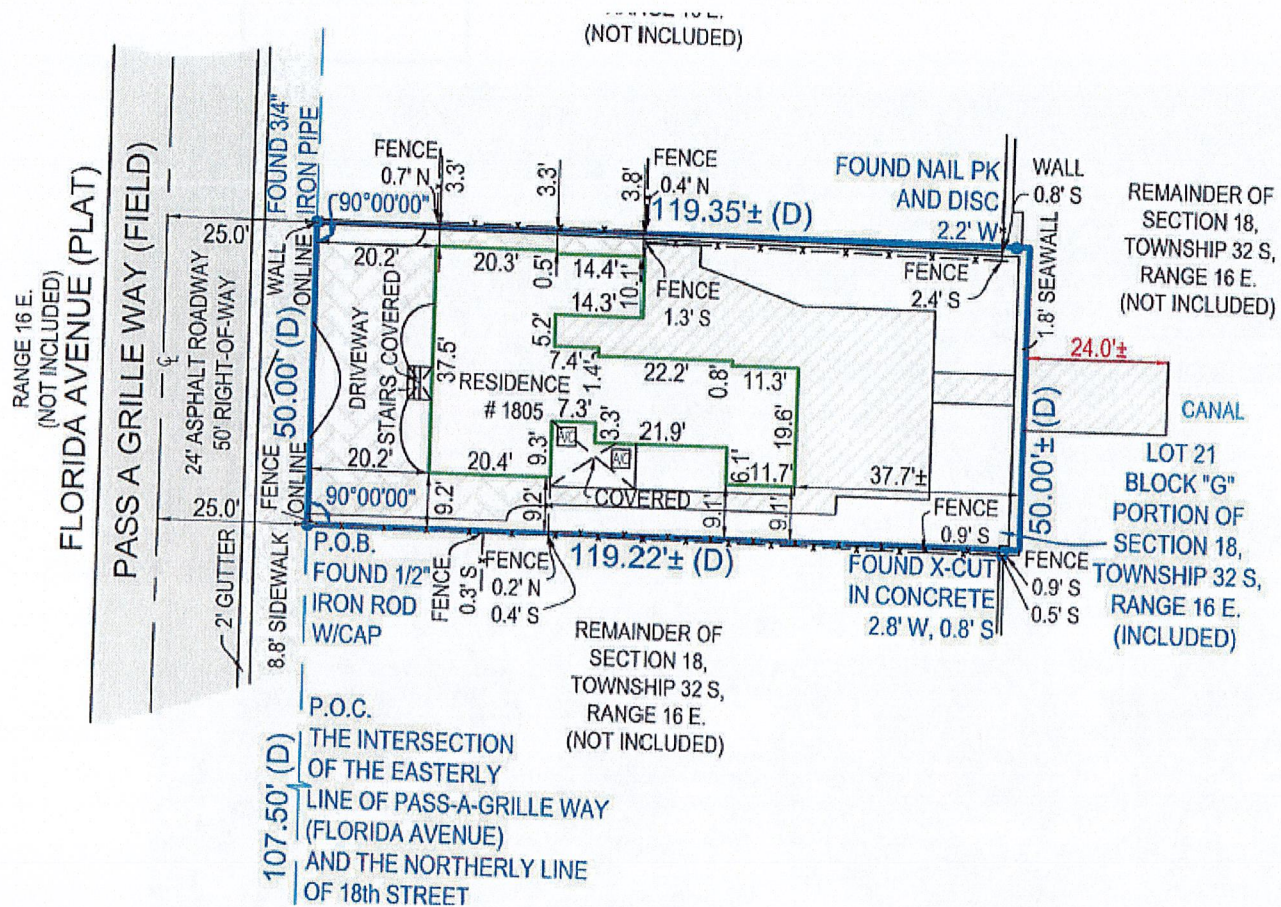
ZONING MAP



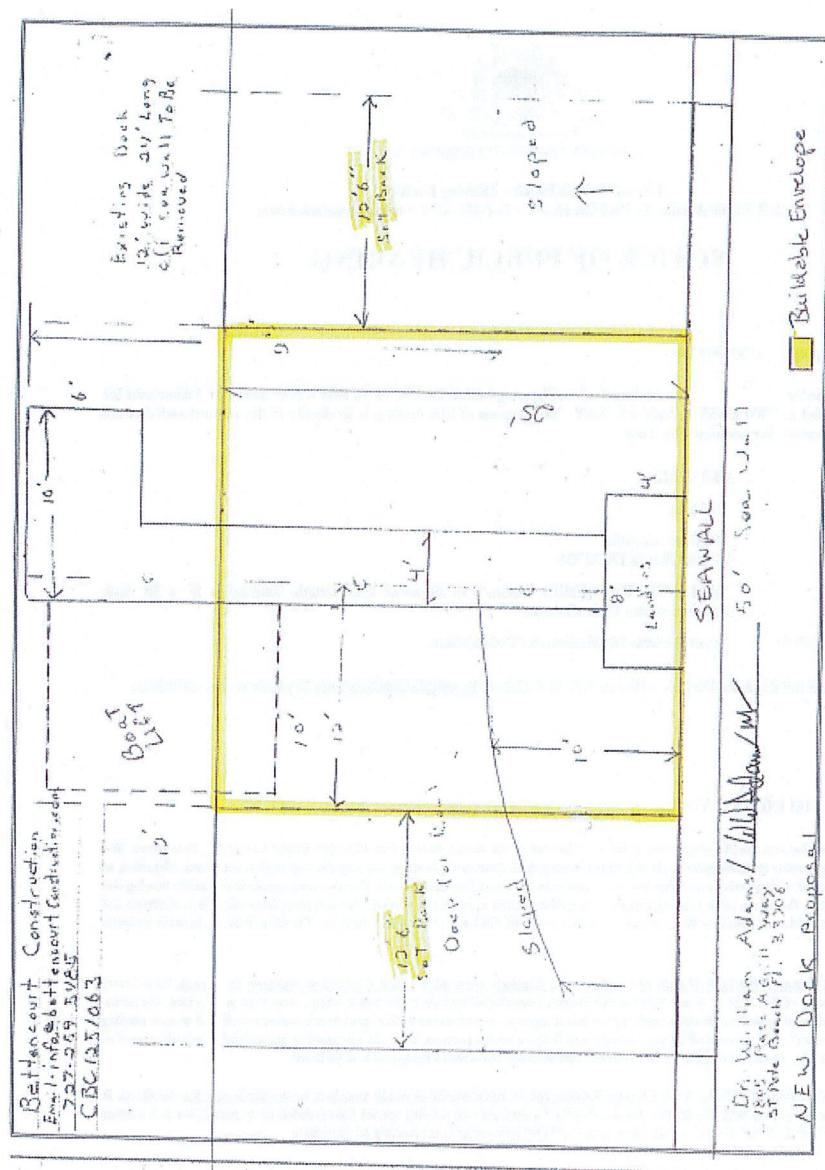
AERIAL MAP



SURVEY



DOCK ENVELOPE DETAILS – SITE PLAN



Dock Site Plan Case # 22025
- BOA -

Lynn Rosetti

From: Bryan Bettencourt <bettencourtbuilt@gmail.com>
Sent: Tuesday, May 17, 2022 10:38 AM
To: Lynn Rosetti
Subject: Tie poles

Follow Up Flag: Flag for follow up
Flag Status: Flagged

CAUTION: This message has originated from **Outside of the Organization**. **Do Not Click** on links or open attachments unless you are expecting the correspondence from the sender and know the content is safe

To whom it may concern

This email is to confirm that the tie poles will be removed at time of dock demo

Thank you

--

Bryan Bettencourt

CASE #: 22025PARCEL #: 18-32-16-68634-000-011SUBMITTAL DATE: 4/13/2022 AMOUNT DUE: _____ PAYMENT DATE: _____**UNNECESSARY AND UNDUE HARDSHIP VARIANCE APPLICATION**

The following Items are to be submitted, along with this application, **at least 30 days prior to the public hearing:**

- Two (2) copies of the property survey, completed in the last ten years, which contains the legal description, land area, and existing improvements on the site that has been signed and sealed by a surveyor licensed in the State of Florida;
- Seven (7) copies of a site plan showing the request, drawn to scale, of size between 11x17" and 36x48";
- Emailed copy of the survey and site plan to planning@stpetebeach.org.
- The Application Fee, payable to the City of St. Pete Beach (non-refundable)

OWNER/AGENT INFORMATION:

Identification	Name	Address	Phone #
Owner	William W. Adams	1805 Pass a Grille Way St Pete Beach, Florida 33706	727 415-7463
Applicant/ Agent	BRYAN BETTENCOURT BETTENCOURT CONST.	info@bettencourt construction.com	727 259 5485
Owner Email Address:		Applicant/Agent Email Address:	
drbillmd@aol.com			

PROPERTY FOR PROPOSED VARIANCE:

Zoning Designation	Future Land Use Designation	Lot Area 11
Legal Description: Phillips Division Rev Map Unnumbered Tract E of Lot 21 BK G DISC Best 107.5 ft N of NE Cor of 18th Ave Pass a Grille Way THN SOFT		
Address: THE 1165 ft to 1175 ft of THE SOFT THW 117 FT (S) to 705		
Explanation of Request: Request a variance for the length of the dock need to properly moor the vessel and a larger boat will require deeper water		

Findings Necessary for Granting Request: In order for an application for a unnecessary and undue hardship variance to be approved or approved with conditions, the Board of Adjustment must make a positive finding with regard to each of the provisions below, which are also located in Division 3 of the Land Development Code. The applicant has the burden of proof demonstrating that the application for the variance complies with each of these requirements. Please explain in detail how your case meets these requirements (attach additional sheets if necessary):

1. Special conditions and circumstances exist which are peculiar to the land, structure, or building involved, and which are not applicable to other lands, structures, or buildings in the same zoning district;

Special need is the length
The land Development Code allows for 25 foot
+ the owner is requesting 36'
to properly moor the vessel

2. The special conditions and circumstances do not result from the actions of the applicant or a prior owner of the property;

The enlarged Dock Does NOT
encroach into the Setback

3. Literal interpretation of the provisions of the Land Development Code deprives the applicant of rights commonly enjoyed by other properties in the same zoning district under the terms of the Land Development Code and results in unnecessary and undue hardship on the applicant;

The owner requires a
dock that is 36'
to moor the vessel due to
the size

4. The hardship has not been deliberately or knowingly created or suffered to establish a use or structure which is not otherwise consistent with the Comprehensive Plan or the Land Development Code, nor will it permit an increase in development density;

NO

5. An applicant's desire or ability to achieve greater financial return or maximum financial return from his property does not constitute hardship;

NO

6. Granting the variance application conveys the same treatment to the applicant as to the owner of other lands, buildings, or structures in the same zoning district;

The design of the dock is similar in size and shape to other docks in the neighborhood particularly the neighbor at 1807 Pass-A-Grille Way.

7. The requested variance is the minimum variance that makes possible the reasonable use of the land, building, or structure; and

Yes, the size of the dock is the minimum size need to moor the vessel

8. The requested variance is in harmony with the general intent and purpose of the Comprehensive Plan and the Land Development Code, is not injurious to the neighborhood or otherwise detrimental to the public safety and welfare, is compatible with the neighborhood, and will not substantially diminish or impair property values within the neighborhood.

Yes, other comparable docks in the neighborhood.

Signature of Applicant

Date

Signature of Authorized Agent

Date

VARIANCE APPLICATION

Applicants must acknowledge understanding of the following. Initial each of the statements below. If you do not understand any of these, staff will explain them to you.

WJA I understand that the City will not accept or process an incomplete application.

WJA I understand that a non-conforming use or structure in a particular zoning district does not, in any way, provide justification for the granting of a variance. Furthermore, the existence of a permitted use or structure in adjacent districts does not constitute grounds for a variance.

WJA On all variances except for administrative (de-minimis) variances, a majority vote is required. Action on this application by the BOA/City Commission may be continued to a later meeting.

WJA I understand that if a variance is approved by the BOA, City Commission or City Manager, the applicant is required to obtain the appropriate building permits within 1 year from the date of the decision. If no permit is obtained within 1 year, the approval becomes voided.

WJA I understand that if any application filed under the provisions of this Code is denied, no subsequent application seeking substantially the same or similar approval shall be filed within six months of the final decision on the original application.

WJA I understand that any person aggrieved by the final decision of the Board of Adjustment or City Commission has the right to file a petition in the Pinellas County Circuit Court within 30 calendar days after the decision. Appeals of decisions made by the City Manager for administrative variances are to a hearing officer designated by the City Commission and must be made within 30 days from the date of the final administrative decision. Permits for construction may be granted prior to the expiration of this 30-day period, but an appeal will be grounds for revocation of the permit.

WJA I understand that I, as the applicant, or my authorized representative must be present at all scheduled public meetings on the application if applicable.

After acknowledgement of these conditions, complete the application form on the following pages.

WJA
Signature of Applicant

4/12/22
Date

Owner's Authorization for Agent

Community Development Department

City of St. Pete Beach, Florida

I/WE

William Adams

(print name of property owner)

hereby authorize

Bryan Bettencourt (Bettencourt Construction)

(print name of agent)

to represent me/us in an application for

Variance

(type of application: variance, conditional use, zoning, etc.)

WW Adams

Signature of Owner

WW Adams

Signature of Owner

William Adams

Print Name of Owner

William Adams

Print Name of Owner

The forgoing instrument was acknowledged before me this 12th day of

April ²⁰²¹ by William Adams

or who is

personally

known

to me

produced

as identification.

(Notary Signature)

My Commission Expires

Kathy Burke

4-12-22

(Date)

