

BOARD OF ADJUSTMENT MEETING

MINUTES

MAY 31, 2017

2:00 P.M.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENT:

Paul Skipper, Chairman
Michael Bomar, Member
Sandie Lyman, Member
Ron Holehouse, Member

ABSENT:

Tom DeYampert, Member

ALSO PRESENT:

Attorney Dickman, City Attorney
Jennifer Bryla, Community Development Director
Mike Larimore, Zoning Tech II
Mary Jo Murphy, Deputy City Clerk

1. Changes to the Agenda

City Attorney Dickman asked to address Item No. 4 after Item No 5.

2. Audience Comments

There were no audience comments.

3. Minutes for Acceptance – 4/26/2017

Member Holehouse made a motion to approve the minutes from the April 26, 2017 meeting. The motion was seconded by Member Lyman and unanimously approved by a roll call vote (4 yeses – 0 nos).

4. Discussion Regarding Variance Criteria

During 'Changes to the Agenda,' Item No. 4 was moved to be discussed after Item No. 5.

5. Agenda Items

I. Case 17-00001: 2803 Sunset Way.

Mike Larimore gave Staff's presentation to the board, and the recommendation was for approval with conditions.

Chairman Skipper asked the applicant to come forward.

Michael Chren, 2803 Sunset Way, owner, thanked the board for the opportunity to make a presentation and introduced the architects for the project.

Andrew Covar, 490 Brasfield Square, Atlanta, GA 30316, Historical Concepts, senior principal and project manager, spoke in regard to the architectural design and style of the project.

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

Chairman Skipper asked if anyone would like to speak in opposition to the application. The following people spoke in opposition to Case No. 17-00001:

Jack Slosberg, 106 29th Avenue

Robert Pandis, 3610 E. Maritana Drive

Alfred Romanoski, 2706 Pass-A-Grille Way

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

Andrew Covar, Historical Concepts, submitted drawings, via the document camera, and spoke in regard to the belfry, the bell, square footage and dimensions.

Member Lyman made a motion to approve Case No. 17-00001 as written. The motion was seconded by Member Bomar. The motion was approved by an individual roll call vote, (4 yeses – 0 nos).

II. Case 17-00002: 3701 Gulf Boulevard

Mike Larimore gave Staff's presentation to the board, and the recommendation was for approval with conditions.

Chairman Skipper asked the applicant or their representative to come forward.

Joe Romano, 11520 Oakhurst Road, Down Under Construction Services, state certified building contractor representing the Hotel Zamora, spoke about the design of the deck and that the owner is willing to agree with all of staff's recommendations.

Dev Mangar, 360 Blanca Avenue, Tampa, Florida, owner, spoke about hiring Joe Romano to perform the work for extending the outdoor deck.

Chairman Skipper asked if anyone would like to speak in opposition of the variance. The following people spoke in opposition to Case No. 17-00002:

David Nixon, 3606 Casablanca Avenue

Lisa Signorile, 3612 E. Maritana Drive

Robert Pandis, 3610 E. Maritana Drive

Chairman Skipper asked if anyone else would like to speak against 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 allowed the owner to comment once again.

Dev Mangar, 360 Blanca Avenue, Tampa, Florida, owner, spoke about the following items: deck, privacy, music, pets and the retention pond.

Chairman Skipper asked for any further comments or rebuttal.

David Nixon, 3606 Casablanca Avenue, spoke in regard to parking, landscaping and pets.

Lisa Signorile, 3612 E. Maritana Drive, spoke in regard to drinking on the deck.

Dev Mangar, 360 Blanca Avenue, Tampa, Florida, owner, spoke once more about pets, plastic bags, and containers available for excrement.

Hearing no further comments, Chairman Skipper closed the public hearing portion and opened it for discussion among the Board members.

Member Holehouse made a motion to deny Case No. 17-00002: applicant requests a variance to Section 42.7 of the Land Development Code to reduce the minimum required secondary front yard setback to allow for the construction of the deck. Vote yes for a vote of denial.

Chairman Skipper commented to the board members that a yes vote would support the motion, and Chairman Skipper called for a roll call vote.

The motion was seconded by Member Bomar. The motion was approved by an individual roll call vote, (3 yeses; 1 no – Member Lyman).

For clarification, Chairman Skipper added that the application was denied.

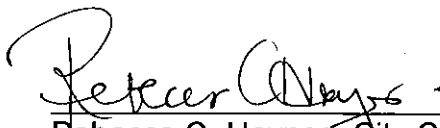
4. Discussion Regarding Variance Criteria

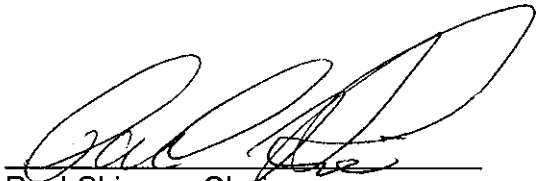
City Attorney Dickman submitted and reviewed, via the document camera, a one-page document entitled "Sec. 3.12 – Variances" with the board members.

6. Adjournment

There being no further business before the board, the meeting was adjourned at 3:47 p.m.

Attest:


Rebecca C. Haynes, City Clerk


Paul Skipper, Chairman

Minutes approved on: 6/28/17