



**BOARD OF ADJUSTMENT MEETING
CITY OF ST. PETE BEACH**

155 Corey Avenue
St. Pete Beach, FL 33706

Wednesday, March 29, 2023
2:00 PM

Call to Order
Pledge of Allegiance
Roll Call

REGULAR MEETING

1. Approval of the Agenda -

Action Request: Motion to approve the March 29th, 2023 agenda.

2. Audience Comments -

General comments shall be limited to 3 minutes. Public comment on agenda items will be allowed when that item is called and limited to 3 minutes. Please provide a comment card to the Clerk.

3. Approval of Minutes

a. Workshop and Regular Meeting January 25, 2023

4. Action Items -

a. Election of Officers 2023-24

[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.

Current Chair Paul Skipper; Current Vice Chair Sandie Lyman

Requested Action:

Motion to APPOINT _____ as the Committee Chair for 2023-2024.

Motion to APPOINT _____ as the Committee Vice Chair for 2023-2024.

b. Case No. 23006 - 285 42nd Ave.

Practical Difficulty Variance; Pamela and Paul Stein requests to construct 18.5' x 18', 11' high detached garage that will not meet required 10' secondary front yard setback with 3.5' proposed and required 20' rear yard setback with 7' proposed (LDC Sec. 6.13(a)(2)).

c. Case No. 23013 - 200 1st Ave.

Unnecessary and Undue Hardship Variance; James Manfuso for Point Pass-a- Grille Inc. requests to construct aluminum fence on southern seawall that exceeds the permitted maximum height of 4' within waterfront yard where 20' setback is required (LDC Sec. 6.15).

d. Case No. 23012 - 135 44th Ave.

Unnecessary and Undue Hardship Variance; Brian Leach and Karen Didden requests to retain existing residential storage building of 128 sq. ft. that exceeds the maximum of 80 sq. ft. permitted (LDC Sec. 6.13(b)(5)).

e. Case No. 23015 - 250 Isle Dr.

Practical Difficulty Variance; Elizabeth and Scott Sinatra requests to construct 22' x 22', <20' high attached garage that will not meet required 20' front yard and 20' secondary front yard setback with 16' and 10' proposed (LDC Sec. 8.7(a)(1-2)).

f. Case No. 23016 - 7501 Gulf Blvd.

Unnecessary and Undue Hardship Variance; Grant McLaughlin, PJ Callaghan Company for BoyleNPoint, LLC requests to reduce the size of a required 75th Ave frontage buffer from eight to five feet (LDC Sec. 22.7(a)(1)) and construct a new building in the Downtown Redevelopment District that lacks a corner entrance (LDC Sec. 39.3(e)(1)).

5. Adjournment - Next meeting to be held on 4/26/2023 -

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.