

**CITY OF TAMPA, FLORIDA  
VARIANCE REVIEW BOARD  
PUBLIC HEARING**

<b>MEETING DATE:</b> November 13, 2007
<b>MEETING TIME:</b> 6:30 PM
<b>LOCATION:</b> 315 East Kennedy Boulevard, 3 <sup>rd</sup> Floor, City Council Chambers

**DRAFT AGENDA**

(as of October 17, 2007)

**I. SILENT ROLL CALL**

**II. APPROVAL OF MINUTES FOR October 9, 2007**

**III. OLD BUSINESS: Cases Continued by the Board/Staff**

A. ADMINISTRATIVE APPEALS

B. TREE & LANDSCAPE / TRANSPORTATION / SIGN VARIANCES

PETITION: VRB07-58  
PETITIONER: Bricklemyer Smolker & Bolves, PA  
LOCATION: 1905 West Cass Street  
REQUEST: To reduce the required parking spaces from 9 to 0  
PURPOSE: To bring the site into commercial conformance  
NEIGHBORHOOD: North Hyde Park Civic Association

C. GENERAL VARIANCES

PETITION: VRB07-94  
PETITIONER: CIG Real Estate  
AGENT: URS Corporation  
LOCATION: 700 North Dale Mabry Highway  
REQUEST: To reduce the corner yard setback from 10' to 5', and  
increase the allowed encroachment of the eaves and  
gutters from 3' to 5'  
PURPOSE: To expand the principal structure and associated  
overhang to accommodate coverage for an ADA  
accessible ramp  
NEIGHBORHOOD: North Bon Air/Oakford Park

**IV. OLD BUSINESS: Continuances and Missed Notices**

A. ADMINISTRATIVE APPEALS

B. TREE & LANDSCAPE / TRANSPORTATION / SIGN VARIANCES

PETITION: VRB07-86  
PETITIONER: Andy Alvarez  
AGENT: Stephen Michelini  
LOCATION: 2202 West Kennedy Boulevard  
REQUEST: Reduce the required parking from 42 spaces to 21 spaces and to reduce the greenspace required for the vehicle use area  
PURPOSE: Convert retail center to a restaurant  
NEIGHBORHOOD: Courier City/Oscawana

This case was withdrawn. Per Section 27-468, the Board does not have jurisdiction over changes to the Code requirements within the Kennedy Overlay District and any relief to these requirements necessitate a rezoning public hearing before City Council.

C. GENERAL VARIANCES

PETITION: VRB07-79  
PETITIONER: Virginia Bentley  
LOCATION: 8403 North Dexter Avenue  
REQUEST: To reduce the side yard setback from 3' to 0.5', with the allowed encroachment of the eaves and gutters  
PURPOSE: To keep an existing addition and to grandfather in the existing setback on the accessory structure  
NEIGHBORHOOD: Lowry Park Central

PETITION: VRB07- 96  
PETITIONER: Robert H. and Pamela L. Huntley  
AGENT: N/A  
LOCATION: 5126 Sterling Manor Drive  
REQUEST: To reduce rear yard setback from 20' to 11', with the allowed encroachment of the eaves and gutters  
PURPOSE: To construct a roofed, screened patio  
NEIGHBORHOOD: Tampa Palms and Sterling Manor

**V. NEW BUSINESS**

A. ADMINISTRATIVE APPEALS

PETITION: VRB07-105  
PETITIONER: John D. Hudson  
AGENT: N/A  
LOCATION: 8102 & 8102 ½ North Boulevard (NKA 905 & 905 ½ West Sitka Street)  
REQUEST: A continuance of the properties' legal non-conformance status  
PURPOSE: To retain rental units

NEIGHBORHOOD: Lowry Park Central Civic  
PETITION: VRB07-108  
PETITIONER: David Counts  
AGENT: N/A  
LOCATION: 8714 North Tampa Street  
REQUEST: A continuance of the property's legal non-conformance status  
PURPOSE: To retain rental units  
NEIGHBORHOOD: Lowry Park Central Civic

B. TREE & LANDSCAPE / TRANSPORTATION / SIGN VARIANCES

PETITION: VRB07- 100  
PETITIONER: Michael and Frances Hepf  
AGENT: N/A  
LOCATION: 18121 Palm Beach Drive  
REQUEST: To reduce wetland setback  
PURPOSE: New pool construction  
NEIGHBORHOOD: Cory Lake Isles

C. GENERAL VARIANCES

PETITION: VRB07-99  
PETITIONER: Robert Hankin and Nancy Smith-Hankin  
AGENT: N/A  
LOCATION: 4603 Lowell Avenue  
REQUEST: To reduce the required separation between an accessory structure and the principal structure from 10' to 7.09'  
PURPOSE: To keep an existing condition  
NEIGHBORHOOD: Sunset Park

PETITION: VRB07- 101  
PETITIONER: Stephanie Lentz  
AGENT: N/A  
LOCATION: 1010 South Lincoln Avenue  
REQUEST: To reduce front yard setback from 25' to 8', with the allowed encroachment of the eaves and gutters  
PURPOSE: To add second story addition to existing detached garage  
NEIGHBORHOOD: Gulfview Civic and Garden Association

*This case was missed notice and will be scheduled for the December 11, 2007 public hearing.*

PETITION: VRB07- 102  
PETITIONER: Maria E. Padilla  
AGENT: N/A  
LOCATION: 4223 West San Luis  
REQUEST: To reduce rear yard setback from 20' to 6', with the allowed encroachment of the eaves and gutters  
PURPOSE: To construct a garage and a second story residential addition  
NEIGHBORHOOD: Virginia Park

PETITION: VRB07- 103  
PETITIONER: Julio and Judy Ayon  
AGENT: N/A  
LOCATION: 4505 West Azeele Street  
REQUEST: To reduce front yard setback from 25' to 19'10", with the allowed encroachment of the eaves and gutters  
PURPOSE: To extend existing front porch  
NEIGHBORHOOD: Beach Park

*This case was missed notice and will be scheduled for the December 11, 2007 public hearing.*

PETITION: VRB07- 104  
PETITIONER: Albert Ferara  
AGENT: N/A  
LOCATION: 506 North Habana Avenue  
REQUEST: To reduce front yard setback from 20' to 15', with the allowed encroachment of the eaves and gutters  
PURPOSE: To construct a carport  
NEIGHBORHOOD: Oakford Park

PETITION: VRB07- 106  
PETITIONER: Benton Meyer  
AGENT: N/A  
LOCATION: 3910 West Barcelona Street  
REQUEST: To reduce the front yard setback from 25' to 21', with the allowed encroachment of the eaves and gutters  
PURPOSE: To construct a new single family residence  
NEIGHBORHOOD: Virginia Park

PETITION: VRB07- 107  
PETITIONER: Alan C. Dobbs  
AGENT: same  
LOCATION: 3504 North Highland Avenue  
REQUEST: To reduce the front yard setback from 25' to 9'9.5", side from 7' to 5.25', south side from 7' to 1.25' and on the south portion of the property to reduce the rear to 0', corner to 0', front to 10', with the allowed encroachment of the eaves and gutters  
PURPOSE: To bring existing buildings into compliance to allow lot split and construction of new future residence on south portion  
NEIGHBORHOOD: Tampa Heights

PETITION: VRB07- 109  
PETITIONER: Randall Brinson  
AGENT: N/A  
LOCATION: 8423 North 15<sup>th</sup> Street  
REQUEST: To reduce side yard setback from 7' to 4.1', with the allowed encroachment of the eaves and gutters  
PURPOSE: To create a buildable lot  
NEIGHBORHOOD: Sulphur Springs Action League