

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

MEETING DATE: March 8, 2005
MEETING TIME: 6:30 PM
LOCATION: 315 East Kennedy Boulevard, 3 rd Floor, City Council Chambers

I. SILENT ROLL CALL

Members Present: John Weiss, Chair; James Catalano, Vice-Chair; Eric Rahenkamp, Ana Wallrapp, Randy O'Kelley, Melanie Higgins, Tom Cheshire

II. APPROVAL OF MINUTES FOR February 8, 2005 – Approved 7-0

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

A. ADMINISTRATIVE APPEALS

B. TREE & LANDSCAPE / TRANSPORTATION / SIGN VARIANCES

C. GENERAL VARIANCES

VRB05-19	PETITIONER:	Andrew L Sirna
6-1	AGENT:	None
Continued	LOCATION:	5701 River Terrace
	REQUEST:	To reduce the rear yard setback from 20' to 0' and the side yard setback from 7' to 0'
	PURPOSE:	To keep an existing wood deck
	NEIGHBORHOOD:	Old Seminole Heights

Andy Sirna explained that the pool was built in 1989 with a deck. He stated that he expanded the deck in 1995/96 and it was built to code at the time. He reviewed a number of pictures of the property.

Cindy Hickey, Sammy Madden, Roger Theo and Geraldine Holloway all spoke against the variance.

Mr. Sirna claimed that statements made by Ms. Holloway were false and misleading. He provided an affidavit from a fill company regarding the need for additional dirt on his site from erosion.

There was Board discussion regarding the numerous emails, change of rules regarding decks and such.

Mr. Rahenkamp moved to continue, with the request that Dave Jennings and Clifford Smith be at the next hearing to discuss the issues they raised. Ms. Wallrapp seconded the motion.

Mr. Catalano moved to amend the request to state that a determination of the wetlands must be made, the location of propane tank and the code in 1996.

Mr. Rahenkamp and Ms. Wallrapp accepted the amendment, which passed 6-1, with Mr. Cheshire voting nay.

IV. OLD BUSINESS: Continuances and Missed Notices

A. ADMINISTRATIVE APPEALS

B. TREE & LANDSCAPE / TRANSPORTATION / SIGN VARIANCES

C. GENERAL VARIANCES

Mr. O'Kelley moved to approve and was seconded by Ms. Wallrapp. The motion passed 6-1, with Mr. Cheshire voting nay.

VRB05-39 Continued Application Incomplete	PETITIONER: AGENT: LOCATION: REQUEST: PURPOSE: NEIGHBORHOOD:	Gary Simmons and James Digvido Rachel Russo 4014 West Azele Street To reduce the rear yard setback from 20' to 6', with the allowed encroachment of the eaves and gutters To construct a pool cage Swann Estates
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VRB05-40 7-0 Approved	PETITIONER: AGENT: LOCATION: REQUEST: PURPOSE: NEIGHBORHOOD:	New Millennial Homes Sara Pyfrom 2326 West Pine Street To reduce the side yard setbacks from 5' to 3', with the allowed encroachment of the eaves and gutters To construct a single family home Old West Tampa
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Sara Pyfrom explained the request.

Roger Kirk, Transportation, expressed his concerns.

Vanessa Davis objected to the variance request.

Ms. Wallrapp moved to approve and was seconded by Mr. Rahenkamp. The motion passed 7-0.

VRB05-41 7-0 Denied	PETITIONER: AGENT: LOCATION: REQUEST: PURPOSE: NEIGHBORHOOD:	Mark S Krejci Mark Bentley, Esquire 4007 West Obispo Street To increase the height of a wall from 6' to 8' To increase the height of a wall None (Virginia Park sent notice)
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Mark Bentley explained the request and reviewed a site plan. He explained the fence was for additional privacy. He submitted and reviewed photos.

Dorothy Canasi and Bobbie Royak spoke against the variance.

Mr. Bentley requested a continuance to discuss it with the neighbors.

Ms. Wallrapp moved to deny and was seconded by Ms. Higgins. The motion passed 7-0.

VRB05-43 6-1 Approved	PETITIONER: AGENT: LOCATION: REQUEST: PURPOSE: NEIGHBORHOOD: CONDITION:	Blake/Ezell Development 001, LLC William Ezell 5805 3 rd Street To increase fence height from 3' to 6' To increase fence height Ballast Point That the fence have a setback of 5' and that 30" shrubs, in a continuous line, be planted between the fence and the right-of-way
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William Ezell discussed the history of the lot and how Gloria Moreda had suggested to the previous owner that they designate MacDill the rear yard through the rezoning process. Mr. Ezell reviewed photos and plans of other properties.

After Board discussion, Mr. Rahenkamp moved to approve with a required setback of 5' and that 30" shrubs be planted between the fence and the right-of-way line. Mr. Catalano seconded the motion which passed 6-1. Mr. Cheshire voted nay.

VRB05-44	PETITIONER:	John K Shepard
7-0	AGENT:	None
Approved	LOCATION:	1222 South Roxmere Road
	REQUEST:	To reduce the side yard setback from 7' to 2' and the rear yard setback from 20' to 13.35', with the allowed encroachment of the eaves and gutters
	PURPOSE:	To construct a residential addition
	NEIGHBORHOOD:	Culbreath Bayou

John Shepard reviewed his request and explained he was back before the Board.

Ric Perez explained the reasoning for the request and why the previous variance did not "work".

Mr. Rahenkamp moved to approve and was seconded by Mr. Catalano. The motion passed 6-1, with Mr. O'Kelley voting nay.

VI. **ADJOURNMENT**