



**Variance Review Board**  
**City Council Chambers**

City Hall  
315 E. Kennedy Blvd., Third Floor  
Tampa, Florida 33602

*ANY PERSON WHO DECIDES TO FILE FOR A REVIEW ANY DECISION OF THE VARIANCE REVIEW BOARD MUST DO SO BY FILING A PETITION FOR REVIEW OF BOARD DECISION WITH THE CITY CLERK'S OFFICE WITHIN TEN (10) DAYS OF THE BOARD'S ORAL DECISION.*

*IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND SECTION 286.26, FLORIDA STATUTES, PERSONS WITH DISABILITIES NEEDING SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS MEETING SHOULD CONTACT THE CITY CLERK'S OFFICE AT LEAST FORTY-EIGHT (48) HOURS PRIOR TO THE DATE OF THE MEETING.*

**DRAFT MINUTES**

**MEETING DATE: March 8, 2011**

**MEETING TIME: 6:30 PM**

- I. **ROLL CALL ROLL CALL: Sue Lyons, Gennaro DiNola, Randy Barron, Steve LaBour (Chair), Lucinda Utter**
- II. **APPROVAL OF MINUTES FOR February 8, 2011 All in favor the minutes were approved.**

Mr. LaBour then went over the rules and procedures for the public hearing and the appeal process. He went over the staff in attendance, Ernie Mueller, Assistant City Attorney, Eric Cotton, Land Development Coordination, Mary Danielewicz-Bryson, Land Development Coordination, Jonathan Scott, Transportation. Continued cases will be April 12, or May 12, 2011.

Mr. LaBour asked staff if there was any information regarding the agenda. Staff stated that VRB11-09 and VRB11-22 were withdrawn by the applicants. VRB11-25 was a missed notice and scheduled for the April hearing.

**III. NEW BUSINESS**

- A. **TREE & LANDSCAPE / TRANSPORTATION / SIGN VARIANCES**
- B. **GENERAL VARIANCES**

APPLICATION: VRB11-23  
APPLICANT: Ricardo Dominguez  
LOCATION: 3909 South Kenwood Avenue

REQUEST: To reduce the side and rear yard setbacks from 5' to 2'  
PURPOSE: To construct a screen enclosure  
NEIGHBORHOOD: Bayshore Beautiful

Staff introduced the case and showed an aerial photo and pictures of the site.

Mr. Dominguez addressed the board and went over the particulars of the case and why the hardship exists due to the position of the existing pool. Also he showed pictures of oak trees that are on adjacent properties which drop leaves into the pool. Mr. Dominguez showed pictures of the pool and rear yard. He indicated the neighbors endorse the project and submitted letters of support.

Without objection the letters were entered into the record and the hearing was closed.

Mr. Barron stated that there is no other place for pool cage and made a motion to approve, which was seconded by Mr. DiNola. The motion carried unanimously.

APPLICATION: VRB11-24  
APPLICANT: Catherine Roush  
AGENT: Robert Lence, AIA  
LOCATION: 24 Sandpiper Road  
REQUEST: To reduce the front yard setback from 25' to 18.8'  
PURPOSE: To construct a residential addition  
NEIGHBORHOOD: Beach Park

Staff introduced the case and showed an aerial photo and pictures.

Mr. Lence stated that the property owners are present for questions. He went over the particulars of the case, showing a site plan and highlighting the renovation and addition. He stated that they would like to replace carport with 2-car garage and bonus room above. It will be 5' in front of the front setback line. Mr. Lence then showed a neighborhood map, showing twelve home that currently encroach into the setback

Margaret Vissi spoke regarding the request.

Mr. Barron asked for an explanation of the request from staff regarding the setback to the eaves versus the wall.

The public hearing was closed without objection.

After Board discussion, Mr. DiNola moved to approve the request and was seconded by Mr. Barron. The motion passed unanimously.

With no further business, the meeting was adjourned.