



Variance Review Board

City Council Chambers
City Hall
315 E. Kennedy Blvd, Third Floor

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.

IF YOU DECIDE TO APPEAL A DECISION OF THE VARIANCE REVIEW BOARD, YOU WILL NEED TO APPLY TO THE CITY OF TAMPA CITY CLERK'S OFFICE NO LATER THAN TEN BUSINESS DAY'S AFTER THE ORAL DECISION IS MADE.

May 14, 2019

I. SILENT ROLL CALL

In attendance were: Gary Brown, Dustin Pasteur, Bret Feldman, Michael DePappa, Susan Long

Staff in attendance: Kristin Mora, Legal Department; Aileen Rosario & Towanda Anthony, Land Development Coordination; Brian Knox of Natural Resources,

II. APPROVAL OF MINUTES for March 12, 2019

Susan Long moved to approve minutes of the March minutes and was seconded by Michael DePappa.
The motion passed 5-0.
Bret Feldman moved to approve minutes of the April minutes and was seconded by Susan Long.
The motion passed 5-0.

III. CONTINUED CASES:

APPLICATION: **VRB19-22 (Requested Continuous)**
APPLICANT: Alan Dobbs
AGENT: Rebecca Kujawski
LOCATION: 3004 W Bay Vista Avenue
REQUEST: To reduce the rear yard setback from 3' to 1.3' and the side yard setback
From 3' to 12" (Section 27-290)
PURPOSE: To allow construction of a new accessory structure
NEIGHBORHOOD: Bayshore Beautiful Homeowners Assoc., Keep Bayshore Beautiful,
345 Bayshore Condo Assoc., Parkland Estates Civic Club

Staff introduced the case, reviewing the request, showing an aerial and photographs and explaining the site plan

Hardship is due:

Comments from anyone in audience:

BOARD DISCUSSION:

After Board discussion Susan Long moved to be continued because the applicant requested and was seconded by Michael Depappa. The motion passed and was denied 5-0.

APPLICATION: **VRB19-30** (APPROVED)
APPLICANT: Richard Gilbert & Marilyn Barger
AGENT: John Barger
LOCATION: 3013 E Waters Avenue
REQUEST: Reduce front yard setback from 25' to 17'
PURPOSE: To allow residential renovation
NEIGHBORHOOD: Temple Crest Civic Assoc.

Staff introduced the case, reviewing the request, showing an aerial and photographs and explaining of the site plan.

Hardship is due: to a large tree branch falling,

No comments from anyone in audience.

BOARD DISCUSSION:

After Board discussion Dustin Pasteur moved that the application be approved and based upon the hardship criteria stated above difficulty created by a tree on a unique shaped lot, and the motion was seconded by Bret Feldman. The motion passed 5-0.

IV. NEW CASES:

APPLICATION: **VRB18-47** (APPROVED)

APPLICANT: Lynn & Steven Stanford
AGENT: Charles Kitzmiller
LOCATION: 3106 W Fair Oaks Avenue
REQUEST: To reduce the side yard setback from 7' to 3" and reduce the Rear yard from 20' to 3.9' (Section 27-156)
PURPOSE: To construct a one story addition
NEIGHBORHOOD: Bayshore Beautiful Homeowners Assoc., Keep Bayshore Beautiful, 345 Bayshore Condo Assoc., Parkland Estates Civic Club

Staff introduced the case, reviewing the request, showing an aerial and photographs and explaining the site plan.

Hardship is due: Grand Tree within the front of the property, house built to the rear to preserve the tree,

No comments from anyone in audience.

BOARD DISCUSSION:

After Board discussion Dustin Pasteur moved that the application be approved and based upon the hardship criteria stated above, and the motion was seconded by Susan Long. The motion passed 5-0.

APPLICATION: **VRB19-50** (CONTINUED TO JULY)
APPLICANT: David Osborne
AGENT:
LOCATION: 1905 Ellicott St
REQUEST: To remove a Laurel Grand Oak Tree on Northwest side of lot (Section 13-45)
PURPOSE: To construct a single family residence
NEIGHBORHOOD: N/A

Staff introduced the case, reviewing the request, showing an aerial and photographs and explaining the site plan.

Hardship is due: will lose backyard space, trees in back of the neighbor's property will prevent from adding solar panels, crashing limbs

No comments from anyone in the audience.

BOARD DISCUSSION:

After Board discussion Susan Long moved that the application moved to July 9, 2019 with applicant be reviewing for air spading, and the motion was seconded by Dustin Pasteur. The motion passed 5-0.

APPLICATION: **VRB19-51** (**MISNOTICE**)
APPLICANT: Mid-Atlantic Investments, Inc.
AGENT: Todd Pressman
LOCATION: 4144 N Armenia Avenue
REQUEST: Increase existing 236sf sign area by 40sf; to allow existing
29' height and allow 1' front setback (Section 27-289)
PURPOSE: To revise the existing free standing sign
NEIGHBORHOOD: Stadium Area Neighborhood Assoc.

Staff introduced the case, reviewing the request, showing an aerial and photographs and explaining the site plan.

Hardship is due to:

No comments from anyone in the audience.

BOARD DISCUSSION:

After Board discussion _____ moved that the application be approved and based upon the hardship criteria stated above, and the motion was seconded by -----.
The motion passed -----.

APPLICATION: **VRB 19-53** (**APPROVED**)
APPLICANT: James & Anne Nelson
AGENT: Kimberly Clement
LOCATION: 5010 W Leona St
REQUEST: To reduce the side yard setback from 7' to 5' (Section 27-156)
PURPOSE: To construct a residential addition and vest existing structure
NEIGHBORHOOD: N/A

Staff introduced the case, reviewing the request, showing an aerial and photographs and explaining the site plan.

Hardship is due to: practical difficulty with very minimal addition keeping in line with a previous bump on the property

BOARD DISCUSSION:

After Board discussion Bret Feldman moved that the application be approved and based upon the hardship criteria stated above, and the motion was seconded by Dustin Pasteur.
The motion passed 5-0.

APPLICATION: **VRB 19-57** ()
APPLICANT: Marlene Valentin
AGENT:
LOCATION: 8543 Sandpiper Ridge Avenue
REQUEST: To reduce the rear yard setback from 7' to 0.5' (Section 27-156)
PURPOSE: To construct a screen enclosure over existing concrete slab
NEIGHBORHOOD: N/A

Staff introduced the case, reviewing the request, showing an aerial and photographs and explaining the site plan.

**Hardship is due to: wildlife within the neighborhood, backyard is part of a conservation wildlife,
No rear yard due to the conservation**

No comments from anyone in the audience.

After Board discussion Dustin Pasteur moved that the application be approved and based upon the hardship criteria stated above, and the motion was seconded by Bret Feldman with the condition that the enclosure never be enclosed. The motion passed 5-0.

APPLICATION: **VRB 19-58 (APPROVED)**
APPLICANT: Joseph Brantley/ David Hurvitz
AGENT: Stephen Michelini
LOCATION: 3922 W North B Street
REQUEST: Removal of a Grand Tree (Section 27-156)
PURPOSE: To construct a new single family residence
NEIGHBORHOOD: North Bon Air Neighborhood Assoc., Inc., Westshore Alliance

Staff introduced the case, reviewing the request, showing an aerial and photographs and explaining the site plan.

Hardship is due to: having a 70ft span from side to side with a grand tree in the center of it.

No comments from anyone in the audience.

After Board Susan Long moved that the application be approved and based upon the hardship criteria stated above, and the motion was seconded by Dustin Pasteur. The motion passed 5-0.

APPLICATION: **VRB 19-59 (APPROVED)**
APPLICANT: PV-WD Gandy LLC
AGENT: Jacob Cremer, Esq. and David Smith, Stearns Weaver Miller
LOCATION: 4315 & 4317 W Gandy Boulevard

REQUEST: To reduce the trees from 50% to 1% on lot over an acre
(Section 27-285)
PURPOSE: To redevelopment site
NEIGHBORHOOD: Fair Oaks/Manhattan Manor Neighborhood Assoc.

Staff introduced the case, reviewing the request, showing an aerial and photographs and explaining the site plan. Joe Samnick – Consulting Arborist, Charles Ontarios - Engineer

Hardship is due to: 59 trees are in bad condition, fema map shows that property has to be lifted due to flooding.

Comments from anyone in the audience. Bill Hirsh – neighbors is stating that the trees are in awful condition. Jerry Frankhauser – neighbor stating they never received any notice, there are 2 live oaks and a retention pond. Likes all the trees but have to save the 2 oaks and retention pond.

After Board discussion Susan Long moved that the application be approved and based upon the hardship criteria stated above, and the motion was seconded by Michael DePappa. The motion passed 5-0.

VI. Meeting adjourned * 9:00 PM ***

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The VRB meets the second Tuesday of the month at 6:30pm to hear and decide variance requests for zoning, tree and landscape, and sign issues. Replays are on Tuesday's at 6:30pm.
City of Tampa Television is Channel 15 on the Frontier FIOS system and Channel 640 on Spectrum.