

# AGENDA

## ZONING BOARD OF ADJUSTMENT

MELBOURNE CITY HALL COUNCIL CHAMBER  
900 EAST STRAWBRIDGE AVENUE  
MARCH 29, 2010 ♦ 6:30 P.M.



1. Meeting Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Announcements
5. Approval of Minutes – February 22, 2010
6. Requests for Dismissals, Postponements, or Withdrawals

### NEW BUSINESS

7. **V-10-006**                    **LAWRENCE & HOLLY TANNER / 1610 SWEETWOOD DR.**

In a R1-A zoning district, the following variances are requested:

1.     **Variance of 6 in. to allow a pool separated 4.5 ft. from principle structure.**  
App. B., Art. VII, Sec. 1. (H) requires a 5 ft. structure separation.
2.     **Variance of 2.5 ft. to allow a waters edge pool setback 7.5 ft. from rear lot line.**  
App. B., Art. VII, Sec. 2. (K) requires a 10 ft. rear setback.
3.     **Variance of 5.5 ft. to allow a screened porch setback 7.5 ft. from rear lot line.**  
App. B., Art. IV, Sec. 2. (B) (8) allows a 13 ft. setback
4.     **Variance for an additional 281 sq. ft. to allow a 521 sq. ft. screen porch area.**  
App. B., Art. IV, Sec. 2. (B) (8) allows a 240 sq. ft. screen porch area.

8. **V-10-007**                    **RANDY BOOZER / 1689 PGA BLVD.**

In a R1-A zoning district, the following variance is requested:

**Variance of 10 ft. to allow a 15 ft. rear setback.**

App. B, Art. V, Sec. 2 (A) Table 2A requires a 25 ft. rear setback.

9. **V-10-008**                    **DEBRA S. MOCNY / 25. W. SEMINOLE AVE.**

In an R-3 zoning district, the following variances are requested:

1.     **Variance of 3 ft. to allow an accessory structure setback 2 ft. from side lot line.**  
App. B, Art. VII, Sec. 1 (G) (2) requires a 5 ft. side setback.
2.     **Variance of 2 ft. to allow an accessory structure setback 3 ft. from residential building.**  
App. B, Art. VII, Sec. 1 (H) requires a 5 ft. building separation.

10. **V-10-009**            **VICTORIA'S LANDING / 1279 HOUSTON ST.**  
In an I-1 zoning district, the following variance is requested:
- Variance of wall requirement to provide no wall abutting residential property.**  
App. B, Art. V, Sec. 2 (A) Table 2B, footnote 10, and App. D, Ch. 9, Art. 111, Sec. 9.44.1 (a) requires a 6 ft. high masonry wall.
11. **V-10-010**            **HARBOR CITY PROFESSIONAL BLDG. / 3700 N. HARBOR CITY BLVD.**  
In a C-1 zoning district, the following variances are requested:
1.    **Variance of 1 ft. to allow parking space widths of 10 ft.**  
App. D, Ch. 9, Art. V, Sec. 9.74 (l) requires 11 ft.
  2.    **Variance of 5 ft. to allow a parking space depth of 15 ft.**  
App. D, Ch. 9, Art. V, Sec. 9.74 (l) requires 20 ft.
  3.    **Variance of 15 ft. to allow 0 ft. landscape yard adjacent to r-o-w.**  
App. D, Ch. 9, Art. XV, Sec. 9.273 (b) (1) b.1. requires a 15' average landscape area adjacent to rights-of-way.
12. **V-10-011**            **TINO GONZALEZ / 3420 N. HARBOR CITY BLVD.**  
In a C-1 zoning district, the following variance is requested:
- Variance of 4.5 ft. to allow a 3 ft. side yard building setback.**  
App. B, Art. V, Sec. 2 (A) Table 2B, Footnote 9, requires a 7.5 ft. side yard setback.
13. **ADDITIONAL BUSINESS**
14. **GENERAL DISCUSSION**
15. **ADJOURNMENT**

FOR YOUR INFORMATION:

MORE THAN ONE MEMBER OF THE CITY COUNCIL MAY BE IN ATTENDANCE AT THE MEETING AND MAY PARTICIPATE IN DISCUSSIONS. IF AN INDIVIDUAL DECIDES TO APPEAL ANY DECISION MADE BY THE BOARD OF ADJUSTMENT WITH RESPECT TO THIS MEETING, A VERBATIM TRANSCRIPT MAY BE REQUIRED. IF SO, THE INDIVIDUAL SHOULD MAKE PROVISIONS FOR A TRANSCRIPT TO BE MADE AT THE MEETING. (EXCERPT FROM FLORIDA STATE STATUTE 286.0105). THIS NOTICE DOES NOT CONSTITUTE CONSENT BY THE CITY FOR THE INTRODUCTION OR ADMISSION INTO EVIDENCE OF OTHERWISE INADMISSIBLE OR IRRELEVANT EVIDENCE, NOR DOES IT AUTHORIZE CHALLENGES OR APPEALS NOT OTHERWISE ALLOWED BY LAW. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND SECTION 286.26, FLORIDA STATUTES, PERSONS WITH DISABILITIES NEEDING SPECIAL ACCOMMODATIONS TO PARTICIPATE IN THIS MEETING SHOULD CALL THE MELBOURNE PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT, (321) 608-7500, NO LATER THAN 5:00 P.M., AT LEAST 48 HOURS PRIOR TO THE MEETING.