



**VARIANCE REVIEW BOARD
PUBLIC HEARING**

MEETING DATE:	Tuesday, August 10, 2021
TIME:	6:30 PM
LOCATION:	Old City Hall, 315 E. Kennedy Boulevard, City Council Chambers, 3rd Floor, Tampa, FL 33602

Meeting Minutes

Si usted necesita esta información en español o asistencia en español, por favor llame al 813-274-3100.

I. CALL TO ORDER – 6:30pm

II. SILENT ROLL CALL

Board Members Present: Bret Feldman, Susan Long, Dustin Pasteur, Samantha Decker, Ona Johnsen.

Staff Present:

Development Coordination: Anastasia “Annie” Barnes, Aileen Rosario, Steven Eyster, Lisa Escobar & Jonathan Scott

Legal Department: Camaria Pettis-Mackle

III. PRIOR MEETING MINUTES

Approve July 13, 2021 meeting minutes.

BOARD VOTE: Motion to Approve: S. Decker
Motion Passed: 5-0

Second: O. Johnsen

IV. CONFLICT OF INTEREST/EX PARTE COMMUNICATION

Legal Staff, Camaria Pettis-Mackle, confirmed with Board Members that there were no conflicts. Also, confirmed no ex-parte communication regarding any of the items on the agenda.

V. SWEAR-IN

Staff, Aileen Rosario, swore in all public hearing participants, applicants, interested parties, and witnesses whom will be giving testimony in the City Council Chambers.

VI. ITEMS TO BE REVIEWED

VRB 21-24 OWNER: Eric & Mei-Lin Reisin
AGENT: Raphael Rashkin
APPLICANT: Kevin Frey
LOCATION: 708 S Lois Ave
REQUEST: Reduce rear yard setback from 20 feet to 5 feet (Sec. 27-156)
PURPOSE: Construct a covered patio
NEIGHBORHOOD: Beach Park, Westshore Alliance, Bayshore Beautiful, Bayshore Gardens, Armory gardens, Swann Estates

Continued from 6/8/2021 Public Hearing

BOARD VOTE: Motion to Continue: S. Long Second: S. Decker
Motion Passed: 5-0

VRB 21-39 OWNER: Salma Rashid & David Smith/Florida Dreamscape Vacation Rentals
AGENT: David Smith
APPLICANT: David Smith
LOCATION: 206 S Moody Avenue (Unit 1 & 2)
REQUEST: Reduce rear (east)yard setback from 20' to 14.1' (Unit 1 & 2),
reduce side (south)setback 7' to 3.5' (unit 2) and reduce side
(north setback 7' to 1.75' (unit 1) (Sec. 27-290 & 27-156)
PURPOSE: Construct additional living space in existing accessory structure
NEIGHBORHOOD: SoHo Neighborhood, Westland Park, Parkland Estates Civic,
Historic Hyde Park

BOARD VOTE: Motion to Approve: S. Decker Second: S. Long
Motion Passed:4-1 (Nay: O. Johnsen)

VRB 21-42 OWNER: Dagoberto Cruz
AGENT: Raul Albo
APPLICANT: Dagoberto Cruz
LOCATION: 2102 W Cluster Ave
REQUEST: Reduce side yard setback from 7' to 5' (Sec. 27-156)
PURPOSE: Construct an addition for an existing single-family residence
NEIGHBORHOOD: None

BOARD VOTE: Motion to Approve: O. Johnsen Second: S. Long
Motion Denied: 2-3 (Nay: B. Feldman, D. Pasteur, S. Decker)
Motion to Approve: S. Long Second: O. Johnsen
Motion Denied: 2-3 (Nay: B. Feldman, S. Hurtak, D. Pasteur)

VRB 21-57 OWNER: Steven Rothwell
AGENT: N/A
APPLICANT: Steven Rothwell

LOCATION: 3906 W Swann Ave
REQUEST: Reduce side yard (west) setback from 5' to 2' and reduce rear yard setback from 11' to 7' (Sec. 27-290.5)
PURPOSE: Construct a 21' tall screen pool enclosure
NEIGHBORHOOD: Swann Estates
BOARD VOTE: Motion to Approve: D. Pasteur Second: S. Decker
Motion Passed: 4-1 (Nay: O. Johnsen)

VRB 21-61 OWNER: Alexander Hartwell Tyler Chapman Et Al
AGENT: Alexander Chapman
APPLICANT: Alexander Hartwell Tyler Chapman Et Al
LOCATION: 4859 W Prescott Street
REQUEST: Allow RV to be parked in the front yard (Sec.27283.11 (a)(5) b.)
PURPOSE: Allow RV to be parked in the front yard/90sq.ft. +/- parking pad
NEIGHBORHOOD: Port Tampa City, Inc. Civic Assoc., Dahl Properties
BOARD VOTE: Motion to Deny: D. Pasteur Second: S. Long
Motion Passed: 4-1 (Nay: B. Feldman)

VRB 21-70 OWNER: Chris & Shannon Gordon
AGENT: None
APPLICANT: Chris Gordon
LOCATION: 164 Biscayne Avenue
REQUEST: Reduce front yard setback from 25' to 15' and reduce side yard setback from 7' to 5' (Sec. 27-156)
PURPOSE: Construct a pool
NEIGHBORHOOD: Davis Island Civic Association, Inc.
No Notice Provided – Cannot be heard

VRB 21-83 OWNER: West Florida MHT LLC & HCA Holdings, Inc.
AGENT: Adam Bates
APPLICANT: Adam Bates
LOCATION: 2901 W Swann Avenue
REQUEST: Reduce required setback from 5' to 0' for 3 free standing signs (Sec. 27-289.3(b)(5)(d))
PURPOSE: New Signage for a hospital
NEIGHBORHOOD: Palma Ceia Pines, Parkland Estates Civic Club, Inc., SOHO Business Alliance, Parkland Estates Civic Club, Tampa Heights Civic assoc., Historic Hyde Park Neighborhood Assoc., Inc.

Continued from 7/13/2021 Public Hearing

BOARD VOTE: Motion to Approve: S. Decker Second: S. Long
Motion Passed: 4-0

(Recused: D. Pasteur)

VRB 21-89 OWNER: Eric & Megan Ochotorena
AGENT: None
APPLICANT: Eric & Megan Ochotorena
LOCATION: 13609 W San Pedro St
REQUEST: Reduce rear yard setback from 8' to 3' and reduce east side yard setback from 5' to 3' (Sec. 27-290.5)
PURPOSE: Construct a screen enclosure 18'-6" in height
NEIGHBORHOOD: Parkland Estates Civic Club, Inc., Dahl Properties, Palma Ceia Neighborhood Assoc., Inc.
BOARD VOTE: Motion to Approve: D. Pasteur Second: S. Decker
Motion Passed: 4-0

(Recused: O. Johnsen)

VRB 21-90 OWNER: Andrew Joseph & Jenna Alvarez
AGENT: N/A
APPLICANT: Jenna Angell
LOCATION: 4212 W Palmira Ave
REQUEST: Reduce required distance separation from 10' to 3' between a principal structure and an accessory structure (Sec. 27-290)
PURPOSE: Construct a cabana
NEIGHBORHOOD: Virginia Park Neighborhood Assoc., Bayside West Neighborhood Assoc., San Rafael Place, Palma Ceia West Neighborhood Assoc., Culbreath Heights Civic Assoc.
BOARD VOTE: Motion to Approve: D. Pasteur Second: S. Decker
Condition: The structure could never be closed.
Motion Passed: 4-1 (Nay: O. Johnsen)

VRB 21-92 OWNER: Katie Callaway & Gregory Burns
AGENT: Meyer Weitzman
APPLICANT: Katie Callaway
LOCATION: 3005 W San Miguel St
REQUEST: Reduce front yard setback from 20' to 9'2", reduce side yard (east) setback from 7' to 6', reduce side yard setback (west) from 7' to 3', and reduce rear yard setback from 20' to 17' (Sec. 27-284)
PURPOSE: Existing single-family residence with additions
NEIGHBORHOOD: Parkland Estates Civic club Inc., Dahl Properties, Palma Ceia Neighborhood Assoc., Inc.
BOARD VOTE: Motion to Approve: S. Decker Second: S. Long
Motion Passed: 4-1 (Nay: O. Johnsen)

VRB 21-93 OWNER: Anita & James Rocha
AGENT: N/A
APPLICANT: James Rocha
LOCATION: 4601 W El Prado Blvd
REQUEST: Reduce corner yard setback from 15' to 12' (Sec. 27-156)
PURPOSE: Construct an attached carport
NEIGHBORHOOD: N/A
Incorrect Notice Provided- Cannot Be Heard

VRB 21-94 OWNER: Charles & Megan Goodard
AGENT: N/A
APPLICANT: Charles Goodard
LOCATION: 3303 W Villa Rosa
REQUEST: Reduce rear yard setback from 20' to 14.5' and reduce the minimum separation between an accessory and principal structure from 5' to 3' for an accessory structure 20' in height (Sec. 27-290(1) & Sec. 27-156)
PURPOSE: Accessory structure setbacks
NEIGHBORHOOD: Riverside Heights Civic Assoc., Business Guild of Seminole Heights, Ridgewood Park Crime Prevention & Civic Assoc.
No Notice Provided-Cannot Be Heard

VRB 21-96 OWNER: HHRE ARMENIA LLC
AGENT: Clayton Bricklemyer
APPLICANT: Clayton Bricklemyer
LOCATION: 509 S Armenia Ave
REQUEST: Reduce required setback from 5' to 0' for a free-standing sign (Sec. 27-289.3 (b)(5)d.)
PURPOSE: Construct a free-standing sign
NEIGHBORHOOD: SoHo Neighborhood Assoc., Parkland Estates Civic Club Inc., Palma Ceia Pines, Historic Hyde Park Neighborhood Assoc., Inc. Westland Park HOA, SoHo Business Alliance, Palma Ceia Pines
BOARD VOTE: Motion to Approve: S. Long Second: S. Decker
Motion Passed: 4-0
(Recused: D. Pasteur)

VRB 21-97 OWNER: Kojak's Holding Company Inc.
AGENT: Mark Bentley
APPLICANT: Mark Bentley
LOCATION: 2808 W Gandy Blvd
REQUEST: Remove grand trees (40" & 42") [Sec.27-284]

PURPOSE: Remove grand trees for proposed multi-family development
NEIGHBORHOOD: Bayshore Beautiful Neighborhood Assoc., McGraw Hill
Construction, Parkland Estates Civic Club, 345 Bayshore Condo
Assn., Keep Bayshore Beautiful Inc., Ballast Point Neighborhood
Assoc.

Applicant Requests to be Continued to 9/14/21 Public Hearing

BOARD VOTE: Motion to Approve: S. Long Second: S. Decker
Motion Passed to continue: 5-0

VRB 21-98 OWNER: John Disbrow
AGENT: Patrick Lau
APPLICANT: John Disbrow
LOCATION: 4009 W Estrella St
REQUEST: Reduce front yard setback (south) from 25' to 22.6'
and reduce corner yard setback from 12' to 4.6'
(Sec. 27-156)
PURPOSE: Accommodate an addition to a single-family dwelling
NEIGHBORHOOD: Virginia Park Neighborhood Assoc., Palma Ceia West
Neighborhood Assoc. Inc,

Incorrect Notice Provided- Cannot Be Heard

VRB 21-99 OWNER: Jeffrey Lee Lackey Et Al
AGENT: N/A
APPLICANT: Jeffrey Lee Lackey Et Al
LOCATION: 4840 W Flamingo Road
REQUEST: Reduce rear yard setback from 5' to 3' (Sec. 27-290.5)
PURPOSE: Construct a screen pool enclosure
NEIGHBORHOOD: Bayside West Neighborhood Assoc., Virginia Park Neighborhood
Assoc., Beach Park Homeowners Assoc.

BOARD VOTE: Motion to Deny: D. Pasteur Second: S. Long
Motion Passed: 4-1 (Nay: S. Decker)

VRB 21-106 OWNER: Florida Rock & Tank Lines Inc.
AGENT: Michael Byrne
APPLICANT: Michael Byrne
LOCATION: 6604 S Dale Mabry
REQUEST: Reduce required minimum 25% retention of existing trees to
retain 10% of existing trees on site for a "non-residential" use
type on a "wooded" land (Sec. 27-284.3.1)
PURPOSE: Construct a warehouse
NEIGHBORHOOD: Interbay- south of Gandy civic Assoc.

Applicant Requests to be Continued to 9/14/21 Public Hearing

BOARD VOTE: Motion to Approve: S. Long Second: S. Decker
Motion Passed to continue: 5-0

VII. WITHDRAWN CASES

In accordance with the Americans with Disabilities Act (“ADA”) and Section 286.26, Florida Statutes, persons with disabilities needing a reasonable accommodation to participate in this public hearing or meeting should contact the City of Tampa’s ADA Coordinator at least 48 hours prior to the proceeding. The ADA Coordinator may be contacted via phone at 813-274-3964, email at TampaADA@tampagov.net, or by submitting an ADA - Accommodations Request form available online at tampagov.net/ADARequest.

The VRB meets the second Tuesday of the month at 6:30pm (or as needed) to hear and decide variance requests for zoning, tree/landscape, and sign issues.

This meeting will replay on Tuesdays at 6:30pm on City of Tampa Television, Channel 15 on Frontier FIOS system and Channel 640 on Spectrum. To obtain a DVD copy of a CTTV program, call or submit your request online to: City of Tampa Office of Digital Media Production/CTTV
(813) 274-8217
[Tampagov.net/cable-communications/contact us](http://Tampagov.net/cable-communications/contact-us)
You must provide the following: board meeting, date, time, and application number. Please include contact information. You will be provided with a link to download a digital file. If a DVD is required, please indicate in the request.

VIII. ADJOURNMENT 9:15 PM