



**VARIANCE REVIEW BOARD
PUBLIC HEARING**

MEETING DATE:	Tuesday, March 8, 2022
TIME:	5:30 PM
LOCATION:	Old City Hall, 315 E. Kennedy Boulevard, City Council Chambers, 3rd Floor, Tampa, FL 33602

AGENDA

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

Welcome to the Variance Review Board (VRB). Please state your name and address and speak clearly. If you are not the agent, please observe the three-minute rule.

All interested parties and citizens may appear and be heard as to any and all matters pertinent to the application. Because of the COVID-19 health precautions, meetings will allow Board members, applicants, city staff, and interested members of the public to observe appropriate social distancing measures, which require a minimum of six (6) feet between individuals. Members of the public who do not wish to appear in person, due to COVID-19 or otherwise, may submit written comments by mail to Development Coordination, 1400 N. Boulevard, Tampa, FL 33607, or by email to vrb@tampagov.net. All written comments must be received no later than 24 hours prior to the scheduled meeting to ensure distribution to Board members and to be included in the official record of the meeting. To check the status of the public hearing regarding postponement or cancellation, please contact the VRB Administrator at (813) 274-3100 or by email at vrb@tampagov.net.

Please silence all cell phones to ensure an accurate record of the Public Hearing and for the courtesy of those attending this meeting.

- I. CALL TO ORDER**
- II. SILENT ROLL CALL**
- III. PRIOR MEETING MINUTES**
- IV. CONFLICT OF INTEREST/EX PARTE COMMUNICATION**
- V. SWEAR-IN**
- VI. ITEMS TO BE REVIEWED**

VRB 21-113 OWNER: Vladimir Stakemann Cruz
AGENT: N/A
APPLICANT: Vladimir Stakemann
LOCATION: 2907 W Comanche Ave (103004-0000) RS-50
REQUEST: Reduce the eave to eave separation from 5' to 1.8' (Sec. 27-290)
PURPOSE: For an existing accessory structure.
NEIGHBORHOOD: None

VRB 22-14 OWNER: Dirtt Construction LLC
AGENT: Chris Beckwith
APPLICANT: Lori Duvall
LOCATION: 1806 E Caracas St (157055.0005) RS-60
REQUEST: Remove two grand oak trees 35" & 43" (Sec. 27-284)
PURPOSE: Construct new single-family residence.
NEIGHBORHOOD: East Arbor Heights Neighborhood Association

VRB 22-33 OWNER: Isaac R And Olivia G Ruiz Carus
AGENT: Ben Robinson
APPLICANT: Ben Robinson
LOCATION: 3102 W Oaklyn Ave (118052.0000) RS-75
REQUEST: Remove a grand tree (Sec. 27-284)
PURPOSE: Construct a new garage structure.
NEIGHBORHOOD: Parkland Estates Civic Club, Inc., SOHO Business Alliance, Palma Ceia West Neighborhood Association, Inc., Tampa Heights Civic Assoc., Historic Hyde Park Neighborhood Assoc., Inc.

VRB 21-126 OWNER: Paul & Kali Rabaut
AGENT: Daniel A Perdomo
APPLICANT: Daniel A Perdomo
LOCATION: 2302 N Massachusetts Avenue (192065-0000) RM-16
REQUEST: Reduce rear yard setback from 15' to 4'-7", side yard setback from 7' to 3'-8" (Sec. 27-156) and proposed air conditioning side yard setback from 3' to 0'.
PURPOSE: Addition to existing accessory structure.
NEIGHBORHOOD: Tampa Heights Civic Assoc. Inc., One Laurel Place, THCA Land Use Committee, Riverside Heights Civic Association

Needs to re-notice - Cannot be Heard

VRB 22-12 OWNER: Stress Free Construction LLC
AGENT: Stephen Michelini
APPLICANT: Stephen Michelini
LOCATION: 4939 W Melrose Ave N (121124.0000) RS-100
REQUEST: Reduce front yard setback from 25' to 5.5', rear yard setback from 20' to 12.5' and vehicular entrance setback from 10' to 5.5' (Sec. 27-156)

PURPOSE: Construct a new single-family residence.
NEIGHBORHOOD: None.

VRB 22-17 OWNER: Segal And Schuh Law Group PI Trustee
AGENT: Michael J Nolan
APPLICANT: Sohil Merchant
LOCATION: 6430 N 43rd St (152614.0000) RS-50
REQUEST: Remove 8 grand trees (Sec. 27-284)
PURPOSE: Combine the main structure and existing accessory structure.
NEIGHBORHOOD: Northeast Community Crimewatch & Civic Association.
Incorrect Notice provided - Cannot be Heard

VRB 22-19 OWNER: Eduardo And Ana G Acosta
AGENT: N/A
APPLICANT: Eduardo And Ana G Acosta
LOCATION: 2318 W Knollwood PI (103795.0000) RS-60
REQUEST: Reduce side yard setback from 3' to 2.7" and eave to eave separation from 5' to 4.5" (Sec. 27-290)
PURPOSE: For an existing accessory structure.
NEIGHBORHOOD: None.

VRB 22-22 OWNER: Jerry W Peebles/trustee
AGENT: Keith Stanton
APPLICANT: Keith Stanton
LOCATION: 3601 S Waverly Cir (126938.0000) RS-60
REQUEST: Reduce the front yard setback from 25' to 11' and rear yard setback from 20' to 6.5' (Sec. 27-156)
PURPOSE: Construct a 2-story residence
NEIGHBORHOOD: Bayshore Beautiful Neighborhood Assoc. Inc., Keep Bayshore Beautiful Inc, 345 Bayshore Condominium Assn., Ballast Point Neighborhood Association, Parkland Estates Civic Club, Inc.

VRB 22-23 OWNER: Schminkman Inc
AGENT: N/A
APPLICANT: Schminkman Inc
LOCATION: 5119 W Ingraham St (138637.0000) IG
REQUEST: Reduce front yard setback from 10' to 2.2' (Sec. 27-156)
PURPOSE: Maintain existing setbacks and enclose the existing porch.
NEIGHBORHOOD: Port Tampa City Inc. Civic Assoc., Southtown Park HOA

VRB 22-26 OWNER: Christopher F And Julie M Swigon
AGENT: Edward H Diaz
APPLICANT: Christopher F And Julie M Swigon
LOCATION: 501 N Matanzas Ave (168656.0000) RS-50

REQUEST: Reduce corner yard setback for air conditioning equipment from 11' to 8'. (Sec. 27-290.6)
PURPOSE: Keep air conditioning equipment in the current location.
NEIGHBORHOOD: Oakford Park Neighborhood Association, Inc., Westshore Alliance, Armory Gardens Civic Assoc.,

VRB 22-27 OWNER: Christopher And Stephanie Kern
AGENT: Nettie Allen
APPLICANT: Christopher And Stephanie Kern
LOCATION: 3224 W Harbor View Ave (127565.0000) RS-60
REQUEST: Reduce side yard setback for 5' to 2'. (Sec. 27-290)
PURPOSE: Construct a pool enclosure.
NEIGHBORHOOD: Bayshore Beautiful Neighborhood Assoc. Inc., Keep Bayshore Beautiful Inc, 345 Bayshore Condominium Assn., Ballast Point Neighborhood Association, Parkland Estates Civic Club, Inc.

VRB 22-28 OWNER: David Fouad Tadrus And Cori Anne Tadrus
AGENT: Shalom Halfon
APPLICANT: David Fouad Tadrus And Cori Anne Tadrus
LOCATION: 1611 S Arrawana Ave (118583.0000) RS-50
REQUEST: Reduce west side setback from 7' to 4.1' (Sec. 27-156)
PURPOSE: Construct an addition to an existing single-family residence.
NEIGHBORHOOD: Palma Ceia Neighborhood Association, Inc., Bayshore Gardens Neighborhood Assoc. Inc., Palma Ceia West Neighborhood Association, Inc., Parkland Estates Civic Club, Inc.,

Continued from February VRB hearing

VRB 22-39 OWNER: Westshore Mob Llc
AGENT: David M Mechanik
APPLICANT: Westshore Mob Llc
LOCATION: 5016 W Cypress St (112726.0000) M-AP-1 & M-AP-3
REQUEST: Reduce required parking from 382 spaces to 325 spaces (Sec. 27-283)
PURPOSE: For an existing medical office building.
NEIGHBORHOOD: None.

VII. WITHDRAWN CASES

VIII. ADJOURNMENT

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 5:30pm (or as needed) to hear and decide variance requests for zoning, tree/landscape, and sign issues.

This meeting will replay on Tuesdays at 5:30pm 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.