



**VARIANCE REVIEW BOARD
PUBLIC HEARING**

MEETING DATE:	Tuesday, November 9, 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.

Note: Effective January 11,2022 the VRB Hearings will be starting at 5:30pm

I. CALL TO ORDER – 6:30pm

II. SILENT ROLL CALL

Board Members Present: Bret Feldman, Aaron Murphy, Samantha Decker,
Oona Johnsen, Lynn Hurtak

Staff Present:

Development Coordination: Aileen Rosario, Jayne Nmadu, Jonathan Scott

Legal Department: Simone Sabino

III. PRIOR MEETING MINUTES

Approve October 12, 2021 meeting minutes.

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

IV. CONFLICT OF INTEREST/EX PARTE COMMUNICATION

Legal Staff, Simone Sabino, 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 21-102 OWNER: Edmond Louis Seal
AGENT: Angel Montero
APPLICANT: Edmond Louis Seal
LOCATION: 3615 W Tacon ST (123797-0000)
REQUEST: Reduce rear yard setback from 20' to 6.3' and side (west) yard setback from 7' to 2.4' (Sec. 27-156)
PURPOSE: Existing additions to a story single family residence
NEIGHBORHOOD: Palma Ceia Neighborhood Assoc., Palma Ceia West Neighborhood Assoc., Parkland Estates Civic Club
BOARD VOTE: Motion to Approve: O. Johnsen Second: S. Decker
Motion Passed: 5-0

VRB 21-109 OWNER: William & Annmarie Davis
AGENT: Mary (Missy) Shukraft (Offshore Design Inc)
APPLICANT: Mary (Missy) Shukraft (Offshore Design Inc)
LOCATION: 2410 W Watrous Ave (118481-0000)
REQUEST: Reduce west side yard setback from 7' to 2.3' (Sec. 27-156)
PURPOSE: Construct a 2nd story addition over existing 1st story Single family residence
NEIGHBORHOOD: New Suburb Beautiful Civic Assoc., Ameryllis Garden Circle, SOHO Business Alliance, Parkland Estates Civic Club
BOARD VOTE: Motion to Approve: A. Hurtak Second: S. Decker
Motion Passed: 5-0

VRB 21-112 OWNER: Elisa Mariscal
AGENT: N/A
APPLICANT: Elisa Mariscal
LOCATION: 3305 W Dewey St (109738-0000)
REQUEST: Reduce front yard setback from 20' to 19.6' and reduce side yard (east) setback from 7' to 3.5' to accommodate an existing single-family dwelling (Sec. 27-156)
PURPOSE: Existing single-family residence
NEIGHBORHOOD: MacFarlane Park Assoc. & Neighborhood Watch, La Maddalena HOA, Bowman Heights Neighborhood Watch
BOARD VOTE: Motion to Approve: S. Decker Second: A. Hurtak
Motion Passed: 5-0

VRB 21-121 OWNER: Amy Hernandez & Phillip Ochoa
AGENT:

APPLICANT: Amy Hernandez & Phillip Ochoa
LOCATION: 5402 Bayshore Boulevard (135796-0000)
REQUEST: Reduce rear yard setback from 20' to 5' (Sec 27-156)
PURPOSE: Existing addition for an existing single-family residence
NEIGHBORHOOD: Ballast Point Neighborhood Assoc., McGraw Hill Construction

Incorrect notice provided – cannot be heard

VRB 21-114 OWNER: Pedro Pablo Fernandez & Sajay Herrera
AGENT: Pablo Fernandez
APPLICANT: Pablo Fernandez
LOCATION: 5216 E Columbus Drive (159312-0000)
REQUEST: Reduce rear yard setback from 15' to 3.4' and reduce corner
Yard setback from 7' to 3.5' to accommodate an existing
accessory structure 610.04 sq.ft.in size, reduce side(west) yard
Setback from 3' to 2.1' for an existing accessory structure 117.6
Sq. ft. in size, and reduce rear yard setback from 15' to 3.4' to
Accessory structure 640.64 sq.ft. in size (Sec. 27-156 & Sec. 27-
290)
PURPOSE: Existing accessory structure setbacks
NEIGHBORHOOD: None

Incorrect notice provided – cannot be heard

VRB 21-124 OWNER: Derek & Marisol Hughes
AGENT: Derek & Marisol Hughes
APPLICANT: Derek & Marisol Hughes
LOCATION: 3818 W Leona St (125403-0000)
REQUEST: Reduce side yard setback from 7' to 5' (Sec. 27-156)
PURPOSE: Proposed addition for an existing single-family residence.
NEIGHBORHOOD: Virginia Park Neighborhood Assoc. Inc., Virginia Park
Neighborhood Assoc., Bayside West Neighborhood Assoc. Inc.

Incorrect notice provided – cannot be heard

VRB 21-127 OWNER: Matthew & Shelly Rumenik
AGENT: Matthew & Shelly Rumenik
APPLICANT: Matthew & Shelly Rumenik
LOCATION: 3701 W Cleveland St (115560-0000)
REQUEST: Increase allowable height from 15' to 27' (Sec. 27-290)
PURPOSE: Proposed accessory structure
NEIGHBORHOOD: Bon Air Neighborhood Assoc., Parkland Estates Civic Club,
Ballast Point Neighborhood Assoc., K Bar Ranch

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

VRB 21-129 OWNER: Levine Michael B Trustee
AGENT: Steve Michelini
APPLICANT: Lennar Homes, LLC
LOCATION: 7602 S Faul St (139226-0150)
REQUEST: Reduce front yard setback from 20' to 15' (Sec. 27-156)
PURPOSE: Proposed single-family dwelling
NEIGHBORHOOD: Port Tampa City Inc. Civic Assoc., Dahl Properties
BOARD VOTE: Motion to Deny: S. Decker Second: O. Johnsen
Motion Passed: 3-1 B. Feldman
Denied due to Hardship was self created.

VRB 21-130 OWNER: Levine Michael B Trustee
AGENT: Steve Michelini
APPLICANT: Lennar Homes, LLC
LOCATION: 7604 S Faul St (139226-0140)
REQUEST: Reduce front yard setback from 20' to 15' (Sec. 27-156)
PURPOSE: Proposed single-family dwelling
NEIGHBORHOOD: Port Tampa City Inc. Civic Assoc., Dahl Properties
BOARD VOTE: Motion to Deny: O. Johnsen Second: A. Hurtak
Motion Passed: 3-1 B Feldman
Denied due to Hardship was self created.

VRB 21-131 OWNER: Levine Michael B Trustee
AGENT: Steve Michelini
APPLICANT: Lennar Homes, LLC
LOCATION: 7606 S Faul St (139226-0130)
REQUEST: Reduce front yard setback from 20' to 15' (Sec. 27-156)
PURPOSE: Proposed single-family dwelling
NEIGHBORHOOD: Port Tampa City Inc. Civic Assoc., Dahl Properties
BOARD VOTE: Motion to Deny: L. Hurtak Second: S. Decker
Motion Passed: 3-1 B Feldman
Denied due to Hardship was self created.

VRB 21-132 OWNER: Levine Michael B Trustee
AGENT: Steve Michelini
APPLICANT: Lennar Homes, LLC
LOCATION: 7608 S Faul St (139226-0110)
REQUEST: Reduce front yard setback from 20' to 15' (Sec. 27-156)
PURPOSE: Proposed single-family dwelling
NEIGHBORHOOD: Port Tampa City Inc. Civic Assoc., Dahl Properties

BOARD VOTE: Motion to Deny: S. Decker Second: O. Johnsen
Motion Passed: 3-1 B Feldman
Denied due to Hardship was self created.

VRB 21-133 OWNER: Levine Michael B Trustee
AGENT: Steve Michelini
APPLICANT: Lennar Homes, LLC
LOCATION: 7610 S Faul St (139226-0140)
REQUEST: Reduce front yard setback from 20' to 15' (Sec. 27-156)
PURPOSE: Proposed single-family dwelling
NEIGHBORHOOD: Port Tampa City Inc. Civic Assoc., Dahl Properties
BOARD VOTE: Motion to Deny: O. Johnsen Second: A. Hurtak
Motion Passed: 3-1 B. Feldman
Denied due to Hardship was self created

VRB 21-134 OWNER: Levine Michael B Trustee
AGENT: Steve Michelini
APPLICANT: Lennar Homes, LLC
LOCATION: 7612 S Faul St (139226-0100)
REQUEST: Reduce front yard setback from 20' to 15' (Sec. 27-156)
PURPOSE: Proposed single-family dwelling
NEIGHBORHOOD: Port Tampa City Inc. Civic Assoc., Dahl Properties
BOARD VOTE: Motion to Deny: A. Hurtak Second: S. Decker
Motion Passed: 3-1 B. Feldman
Denied due to Hardship was self created

VRB 21-135 OWNER: Levine Michael B Trustee
AGENT: Steve Michelini
APPLICANT: Lennar Homes, LLC
LOCATION: 7614 S Faul St (139226-0090)
REQUEST: Reduce front yard setback from 20' to 15' (Sec. 27-156)
PURPOSE: Proposed single-family dwelling
NEIGHBORHOOD: Port Tampa City Inc. Civic Assoc., Dahl Properties
BOARD VOTE: Motion to Deny: S. Decker Second: O. Johnsen
Motion Passed: 3-1 B Feldman
Denied due to Hardship was self created.

VII. WITHDRAWN CASES

VIII. ADJOURNMENT 9:15 PM

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.