



**VARIANCE REVIEW BOARD  
PUBLIC HEARING**

<b>MEETING DATE:</b>	<b>Tuesday, September 13, 2022</b>
<b>TIME:</b>	<b>5:30 PM</b>
<b>LOCATION:</b>	<b>Old City Hall, 315 E. Kennedy Boulevard, City Council Chambers, 3rd Floor, Tampa, FL 33602</b>

**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](mailto: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](mailto: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 - 5:30 PM**

**II. SILENT ROLL CALL**

Board Members Present: Brett Feldman, Oona Johnsen, Aaron Murphy, Cher Powers, Sam Decker,  
Anna Wallrapp

Staff Present:

- Development Coordination – Jayne Nmadu
- Transportation – Jonathon Scott
- Natural Resources – Steven Eyster
- Legal Department – Susan Johnson-Velez
- Development Clerk – Mary Tavarez

**III. APPROVAL OF MEETING MINUTES FROM AUGUST 9TH, 2022 VRB HEARING**

Motion to approve August 9<sup>th</sup>, 2022 Meeting Minutes:

BOARD VOTE: Motion to Approve: Oona Johnsen    Second: Aaron Murphy  
Motion Passed: 6-0

**IV. CONFLICT OF INTEREST/EX PARTE COMMUNICATION**

Susan Johnson-Velez verifies no ex-parte communication with board members. Also verified no conflicts of interest regarding any items on the agenda

**V. SWEAR-IN**

Staff, Mary Tavarez, swore in all public hearing participants, applicants, interested parties, and witnesses who will be giving testimony in the City Council Chambers.

**VI. CONTINUANCES AND MISSED NOTICES**

**VII. ITEMS TO BE REVIEWED:**

**TREE & LANDSCAPE / TRANSPORTATION / SIGN VARIANCES**

**VRB 22-68**    OWNER:                    Charles Kobb  
AGENT:                     Eric Hughes  
APPLICANT:                Eric Hughes  
LOCATION:                    427 Erie Avenue (196370.0000) RS-60  
REQUEST:                  Request to remove a grand tree (Sec. 27-284.2.5)  
PURPOSE:                    To build a pool.  
NEIGHBORHOOD:         Davis Islands Civic Association, Inc

BOARD VOTE: Motion to Deny: Ana Wallrapp        Second: Oona Johnsen, Cher Powers  
Motion lost: 3-3    Aaron Murphy, Brett Feldman, Sam Decker opposed  
Motion to continue to October 11<sup>th</sup> at 5:30pm

**VRB 22-70**    OWNER:                    Lee Anne Ryder  
AGENT:                     Marc Mobley  
APPLICANT:                Marc Mobley  
LOCATION:                    3122 W San Jose Street (118738.0000) RS-60  
REQUEST:                  Request to remove a grand tree (Sec. 27-284.2.5)  
PURPOSE:                    To construct a new single-family residence.  
NEIGHBORHOOD:         Palma Ceia Neighborhood Association, Inc., Palma Ceia  
Neighborhood Association, Inc., Virginia Park Neighborhood  
Association, Inc., Bayshore Gardens Neighborhood Association,

Inc., Palma Ceia West Neighborhood Association, Inc., Parkland Estates Civic Club, Inc.

BOARD VOTE: Motion to Deny: Oona Johnsen      Second: Ana Wallrapp,  
Motion passed: 5-1 Aaron Murphy opposed

**VRB 22-79**      OWNER:                      Matanzas Repair and Home Investment LLC.  
AGENT:                      Dario Rodriguez  
APPLICANT:                  Dario Rodriguez  
LOCATION:                      2021 E Okaloosa Avenue (145247.0000) RS-50  
REQUEST:                      Remove 33" grand tree and 27" grand tree. (Sec. 27-284.2.5)  
PURPOSE:                      Construct a new single-family residence.  
NEIGHBORHOOD:              Sulphur Springs Action League, Inc., Hampton Terrace  
Neighborhood Association, Temple Crest Civic Association, Inc.

BOARD VOTE: Motion to Deny: Sam Decker      Second: Cher Powers  
Motion passed: 6-0

**VIII. General Variances:**

**VRB 22-67**      OWNER:                      Charles Sanders  
AGENT:                      Lori Cook  
APPLICANT:                  Erica Burris  
LOCATION:                      9413 N 22<sup>nd</sup> Street (147186.0000) RS-60  
REQUEST:                      Reduce side yard setback from 7' to 3' and the rear yard setback  
from 20' to 5'. (Sec. 27-290.1.b)  
PURPOSE:                      For a detached covered patio.  
NEIGHBORHOOD:              345 Bayshore Condominium Assn.

BOARD VOTE: Motion to Approve: Aaron Murphy      Second: Oona Johnsen  
Motion Passed: 6-0  
Approved for rear yard setback reduction from 20' to 5'  
Condition: Patio installed will never be enclosed.

Motion to Deny: Aaron Murphy      Second: Oona Johnsen  
Motion Passed: 6-0  
Denied for side yard setback reduction from 7' to 3'

**VRB 22-77**      OWNER:                      Heather Casagrande  
AGENT:                      David Griffith  
APPLICANT:                  David Griffith  
LOCATION:                      4021 W San Luis Street (124340.0050) RS-60

REQUEST: Reduce the rear yard setback from 5' to 3' and the west side setback from 5' to 3.4'. (Sec. 27-290.5)  
PURPOSE: To construct a pool enclosure.  
NEIGHBORHOOD: Virginia Park Neighborhood Association, Inc., Belmar Gardens Neighborhood, Palma Ceia Neighborhood Association, Inc., Bayside West Neighborhood Association, Inc.

BOARD VOTE: Motion to Approve: Aaron Murphy Second: Anna Wallrapp  
Motion Passed: 4-2 Oona Johnsen, Cher Powers opposed

**VRB 22-78** OWNER: Brian Marlowe  
AGENT: Robert Hoskinson  
APPLICANT: Robert Hoskinson  
LOCATION: 4116 W Leila Avenue (133678.0000) RS-60  
REQUEST: Reduce front yard setback from 25' to 20'. (Sec. 27-156(c))  
PURPOSE: To build an attached garage.  
NEIGHBORHOOD: Gandy Civic Association, Southtown Park HOA, Belmar Gardens Neighborhood, Bayside West Neighborhood Association, Inc.

BOARD VOTE: Motion to Approve: Ana Wallrapp Second: Sam Decker  
Motion Passed: 6-0

**VRB 22-80** OWNER: Cameron and Brittany Brown  
AGENT: N/A  
APPLICANT: Cameron J Brown  
LOCATION: 4224 W Barcelona Street (123923.0000) RS-100  
REQUEST: Reduce corner yard setback from 15' to 7'. (Sec. 27-156(c))  
PURPOSE: Construction of a new single-family residence.  
NEIGHBORHOOD: Virginia Park Neighborhood Association, Inc., Belmar Gardens Neighborhood, Bayside West Neighborhood Association, Inc.

BOARD VOTE: Motion to Approve: Sam Decker Second: Cher Powers  
Motion Passed: 6-0

**VRB 22-81** OWNER: Blackstone Developer Group LLC.  
AGENT: N/A  
APPLICANT: Paul Desir  
LOCATION: 8501 N Suwanee Avenue (99227.0000) RS-50  
REQUEST: Reduce front yard setback from 20' to 12', rear yard setback from 20' to 10', and reduce required parking spaces from 2 to 1. (Sec. 27-156(c) & (Sec. 27-283.7))  
PURPOSE: Construct new single-family residence.

NEIGHBORHOOD: Sulphur Springs Action League, Inc., Hampton Terrace  
Neighborhood Association

BOARD VOTE: Motion to Approve: Sam Decker Second: Ana Wallrapp  
Motion Passed: 6-0

**VRB 22-82** OWNER: Blackstone Developer Group LLC.  
AGENT: N/A  
APPLICANT: Paul Desir  
LOCATION: 1304 E Juneau Street (146450.0000) RS-50  
REQUEST: Reduce front yard setback from 20' to 12' and rear yard setback  
from 20' to 10'. (Sec. 27-156(c))  
PURPOSE: Construct new single-family residence.  
NEIGHBORHOOD: Sulphur Springs Action League, Inc., Hampton Terrace  
Neighborhood Association

BOARD VOTE: Motion to Approve: Sam Decker Second: Oona Johnsen  
Motion Passed: 6-0

**VRB 22-86** OWNER: Jeffrey C And Michelle H Stringer  
AGENT: Charles Kitzmiller  
APPLICANT: Jeffrey C And Michelle H Stringer  
LOCATION: 2102 S Cortez Avenue (121344.0000) RS-75  
REQUEST: Reduce corner setback from 15' to 10' (Sec. 27-290.1.b)  
PURPOSE: To construct an accessory structure.  
NEIGHBORHOOD: None

BOARD VOTE: Motion to Approve: Sam Decker Second: Ana Wallrapp  
Motion Passed: 6-0

**IX. WITHDRAWN CASES**

VRB-22-83 3106 E 15th Avenue  
VRB 22-41 16124 Colchester Palms Dr

**X. ADJOURNMENT Time: 9:26pm**

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](mailto:TampaADA@tampagov.net), or by submitting an ADA - Accommodations Request form available online at [tampagov.net/ADARequest](http://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.