



**VARIANCE REVIEW BOARD
PUBLIC HEARING**

MEETING DATE:	Tuesday, July 11, 2023
TIME:	5:30 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.

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 5:30PM

II. SILENT ROLL CALL

Board Members Present: Ana Wallrapp, Bret Feldman, Sam Decker, Todd Fultz, Cher Powers

Staff Present:

Development Coordination: Jayne Nmadu

Development Clerk: Mary Tavarez

Legal Staff: Susan Johnson-Velez

Natural Resources: Steven Eyster

Transportation: Jonathan Scott

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

No notice provided – Cannot be heard

c. GENERAL VARIANCES

VRB 23-21 OWNER: Gisela Ramirez And Elide Tamayo
AGENT: N/A
APPLICANT: Gisela Ramirez And Elide Tamayo
LOCATION: 816 W 114th Avenue (95382.0000) RS-50
REQUEST: Reduce the rear yard setback from 20' to 2.8'. (Sec. 27-156(c))
PURPOSE: For addition to a single-family dwelling.
NEIGHBORHOOD: Forest Hills Neighborhood Association, Inc.
Mis-noticed – Cannot be heard

VRB 23-27 OWNER: Jennifer C Treece
AGENT: N/A
APPLICANT: Timothy Jones
LOCATION: 3206 W Hawthorne Rd (128612.0100) RS-60
REQUEST: Reduce the front yard setback from 25' to 10'. (Sec. 27-156(c))
PURPOSE: For addition to the garage of a single-family residence.
NEIGHBORHOOD: Bayshore Beautiful Neighborhood Association, Inc., Keep
Bayshore Beautiful Inc., Hawthorne Pond Condominium
Association Inc., Belmar Gardens Neighborhood, 345 Bayshore
Condominium Assn., Parkland Estates Civic Club, Inc.
Mis-noticed – Cannot be heard

VRB 23-16 OWNER: David N Beede Jr
AGENT: N/A
APPLICANT: David Beede
LOCATION: 4832 W Bay Villa Avenue (130147.0000) RS-60
REQUEST: Park a boat that exceed the length limit by 7' in the front yard.
(Sec 27-283.11(5)a.5)
PURPOSE: For a boat.
NEIGHBORHOOD: Bayside West Neighborhood Association, Inc., Ballast Point
Neighborhood Association, Virginia Park Neighborhood
Association, Inc., Belmar Gardens Neighborhood, Beach Park
Homeowners Association, Inc., Bel Mar Shores Civic Association,
Inc.

BOARD VOTE: Motion to Deny: Ana Wallrapp Second: Bret Feldman
Motion Passed: 3-2

VRB 23-25 **OWNER:** Brodsky Milana Properties
AGENT: N/A
APPLICANT: John Lum
LOCATION: 3010 S Esperanza Ave (126278.0000) RM-16
REQUEST: Decrease the front yard setback from 25' to 8 'and the rear yard setback from 15' to 3 ' . (Sec. 27-156(c))

PURPOSE: For construction of a single-family semidetached home.
NEIGHBORHOOD: 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.

Continued to August 8th, 2023

VII. ITEMS TO BE REVIEWED

a. TREE & LANDSCAPE / TRANSPORTATION / SIGN VARIANCES

VRB 23-39 **OWNER:** Cjr Investments Corp
AGENT: N/A
APPLICANT: Cjr Investments Corp
LOCATION: 8030 N Newport Avenue (101132.0000) RS-50
REQUEST: Request to remove a grand tree. (Sec. 27-284.2.5)
PURPOSE: Construct a new single-family residence,
NEIGHBORHOOD: None

BOARD VOTE: Motion to Approve: Todd Fultz Second: Ana Wallrapp
Motion Passed: 5-0

VRB 23-40 **OWNER:** Mc Donalds Corporation
AGENT: Mark Brenchley
APPLICANT: Mc Donalds Corporation
LOCATION: 4818 S Manhattan Avenue (129181.0000) CI
REQUEST: To allow wall sign on a lot without building frontage along Gandy Blvd (Sec. 27-289.3(b)6.a.1 & Sec. 27-289.3(b)6.b)

PURPOSE: For a wall sign.
NEIGHBORHOOD: FairOaks/Manhattan Manor Neighborhood Association, Southtown Park HOA, Belmar Gardens Neighborhood, Virginia Park Neighborhood Association, Inc., Bayside West Neighborhood Association, Inc., Gandy Civic Association, Beach Park Homeowners Association, Inc.

BOARD VOTE: Motion to Approve: Todd Fultz Second: Ana Wallrapp
Motion Passed: 5-0

VRB 23-46 OWNER: Yuengling Brewing Company Of Tampa Inc
AGENT: Matthew Femal
APPLICANT: Yuengling Brewing Company Of Tampa Inc
LOCATION: 11111 N 30th Street (141179.0000) PD
REQUEST: Request to have fence signage.
PURPOSE: For fence along 30th Street
NEIGHBORHOOD: Terrace Park Civic Association, Inc., 345 Bayshore Condominium Assn.

Continued to September 12, 2023

b. GENERAL VARIANCES

VRB 23-43 OWNER: Rodolfo Avalos
AGENT: N/A
APPLICANT: Rodolfo Avalos
LOCATION: 2606 W Powhatan Avenue (103225.5000) RS-50
REQUEST: Reduce side yard setback from 3’ to 0.8’ (Sec. 27-290 (1)a)
PURPOSE: For an accessory structure.
NEIGHBORHOOD: None

BOARD VOTE: Motion to Continue: Bret Feldman Second: Todd Fultz
Motion Passed: 5-0
Moved for continuance for August 8th, 2023.
Allow applicant to provide additional evidence showing what existed prior to the recent construction.

VRB 23-47 OWNER: Robert J And Calla W Flavin
AGENT: Calla Flavin
APPLICANT: Robert J And Calla W Flavin
LOCATION: 118 Biscayne Avenue (195275.0050) RS-60
REQUEST: Reduce the rear yard setback and west side yard setback from 5’ to 2’ and the east side yard setback from 5’ to 3’. (Sec. 27-156(c)
PURPOSE: For a screen pool enclosure.
NEIGHBORHOOD: Davis Islands Civic Association, Inc.

BOARD VOTE: Motion to Approve: Bret Feldman Second: Ana Wallrapp
Motion Passed: 5-0

VRB 23-48 OWNER: 13921 Lynmar Llc
AGENT: Eileen Danner
APPLICANT: Eileen Danner
LOCATION: 827 W Amelia Avenue (183479.0000) RS-60

REQUEST: Reduce the west side setback from 7' to 3.5'. (Sec. 27-156(c))
PURPOSE: For renovation and additions to an existing single-family residence.
NEIGHBORHOOD: Ridgewood Park Crime Prevention & Civic Association, Inc., Bowman Heights, Old Seminole Heights Neighborhood Association, Inc., Riverside Heights Civic Association

BOARD VOTE: Motion to Approve: Bret Feldman Second: Todd Fultz
Motion Passed: 5-0

VIII. WITHDRAWN CASES

IX. ADJOURNMENT: 8:14pm