



VARIANCE REVIEW BOARD PUBLIC HEARING AGENDA

MEETING DATE/TIME:	Tuesday, September 12, 2023, at 5:30 PM
LOCATION:	Old City Hall, 315 East Kennedy Boulevard, City Council Chambers, 3rd Floor, Tampa, FL 33602

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 all matters pertinent to the application. Members of the public who do not wish to appear in person, may submit written comments by mail to Development Coordination, 1400 N. Boulevard, Tampa, FL 33607, or by email to yrb@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 yrb@tampagov.net.

****PLEASE SILENCE ALL CELL PHONES****

- I. **CALL TO ORDER**
- II. **SILENT ROLL CALL**
- III. **APPROVAL OF MEETING MINUTES FROM AUGUST 8th, 2023, VRB HEARING**
- IV. **CONFLICT OF INTEREST/EX PARTE COMMUNICATION**
- V. **SWEAR-IN**
- VI. **STAFF CONTINUANCES**

1. VRB-23-50

Owner: 824 SDM LLC
Applicant/Agent: Mark Brenchley
Location: 824 South Dale Mabry Highway
Folio: 118982.0000
Zoning: Commercial-General (CG)

Request: To increase number signs per building frontage facing a public street from three to eight, the allowable sign square footage from 237 square feet to 1,098 square feet and allow signs on building frontage not facing a public street for an existing commercial structure. (LDC Section [Sec. 27-289.3\(b\)6.a.1](#) & [Sec. 27-289.3\(b\)6.b.1](#))

Neighborhood Association: Golfview Neighborhood Association, Inc., Parkland Estates Civic Club, Inc., Virginia Park Neighborhood Association, Inc., Palma Ceia West Neighborhood Association, Inc., Swann Estates Neighborhood Association, Inc.

VII. ITEMS TO BE REVIEWED

1. VRB 23-22

Owner: Darrell and Kelly Smith
Applicant: Older Lundy Koch & Martino- David Singer
Agent: Older Lundy Koch & Martino-Colin Rice
Location: 3322 Sierra Circle
Folio: 122717.0000
Zoning: Residential single-family RS-75
Request: To reduce the front yard setback from 25 feet to a zero-foot setback for the construction of a pool. (LDC Section [Sec. 27-156\(c\)](#))

Neighborhood Association: Belmar Gardens Neighborhood Association, Southtown Park HOA, Belmar Gardens Neighborhood, Virginia Park Neighborhood Association, Inc., & Bel Mar Shores Civic Association, Inc.

2. VRB 23-32

Owner/Applicant: Denise Valdes Et Al
Agent: Gissel Fonseca
Location: 5610 North River Shore Drive
Folio: 103479.0100
Zoning: Residential single-family (RS-50)
Request: To reduce the front yard setback from 60 feet to seven feet, the side yard setback from three feet to one-foot and the eave-to-eave separation from five feet to zero feet to construct an accessory structure. (LDC Sections [Sec. 27-290 \(1\) a.](#) & [Sec. 27-290 \(1\)\(a\)3.](#))

Neighborhood Association: Riverbend Civic Association

3. VRB 23-36

Owner: Melinda Pletcher
Applicant/Agent: Stephen Michelini
Location: 2912 West San Rafael Street
Folio: 125726.0000
Zoning: Residential single-family (RS-50)
Request: To remove a grand tree for construction of an addition to a single-family residence. (LDC Section [Sec. 27-284.2.5](#)).

Neighborhood Association: 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.

4. VRB 23-44

Owner: Charles Gaines and Carson Fisher
Applicant: Charlie Gaines
Location: 6214 South Elberon Street
Folio: 134848.0100
Zoning: Residential single-family (RS-50)
Request: To reduce the rear yard setback from five feet to 3.8 feet and to reduce the south side yard setback from five feet to 3.6 feet for a pool enclosure. (LDC Section [Sec. 27-290.5](#))

Neighborhood Association: Ballast Point Neighborhood Association, Southtown Park HOA, & Belmar Gardens Neighborhood

5. VRB 23-54

Owner: Neo Homes LLC
Applicant/Agent: Neo Homes LLC- Jason Giardina
Location: 1019 West Ohio Avenue
Folio: 166994.0000
Zoning: Residential single-family (RS-60)
Request: To remove a grand tree for construction of a single-family residence. (Per LDC Section [Sec. 27-284.2.5](#)).

Neighborhood Association: Riverside Heights Civic Association, Bowman Heights & Old Seminole Heights Neighborhood Association, Inc.

6. VRB 23-58

Owner/Applicant: Molvere Francis
Location: 2429 South Ramona Circle
Folio: 147361.0000
Zoning: Residential single-family (RS-60)
Request: To construct a carport (LDC Section [Sec. 27-156\(c\)](#))
Neighborhood Association: Tampa Overlook Neighborhood Association & 345 Bayshore Condominium Assn.

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 signs.

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
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.