

BOARD OF ZONING ADJUSTMENT AGENDA

DATE: 12/4/01 TIME: 1:00 PM
LOCATION: CITY OF ORLANDO
ONE CITY COMMONS
CITY COUNCIL CHAMBERS
SECOND FLOOR
400 SOUTH ORANGE AVENUE

WELCOME! The Board of Zoning Adjustment is an advisory board to City Council composed of citizen members who, voluntarily and without compensation, devote their time and talents to a variety of zoning and land development issues in the community. As an advisory board, all recommendations are subject to final action by City Council, and are also subject to compliance with regulations of other appropriate City Departments. The minutes of today's meeting will be presented at the City Council meeting **December 17, 2001** for approval of recommended actions that have not been appealed. Any person desiring to appeal a recommended action of the Board must observe the NOTICE below and file an appeal with the recording secretary prior to 5 p.m. on **December 11, 2001** in order to schedule an appearance before a Hearing Officer in accordance with the provisions of Article XXXII of the City Code. **CAUTION:** Untimely filing of an appeal shall result in an automatic denial of the appeal. All Board approvals are also subject to the approval of all appropriate City Departments. [Persons with disabilities needing assistance to participate in any of these proceedings should contact the recording secretary 24 hours in advance of the meeting.]

GENERAL RULES OF ORDER: The Board is pleased to hear all non-repetitive relevant comments. However, since a general time limit of 5 minutes is allotted to the proponents/opponents of an issue, large groups are asked to name a spokesperson. If you wish to appear before the Board, please fill out an Appearance Request/Lobbyist Registration form and give it to the recording secretary. When you are recognized, state your name and address, and speak directly into the microphone. **ROBERTS RULES OF ORDER** govern the conduct of the meeting.

Thank you for participating in your City Government and making Orlando truly "The City Beautiful."

NOTICE: All appeals are subject to SNYDER requirements and are entitled to a de novo (new) hearing before an independent Hearing Officer. There is a \$250 fee for this appeal. Any person who desires to appeal any decision at this meeting would need a record of the proceedings and for this purpose may need to ensure that verbatim record of the proceedings is made which includes the testimony and evidence upon which the appeal is made.

Please note that applicants must comply with all other applicable requirements of the Land Development Code, including any additional review requirements and shall receive all necessary permits before initiating development.

BOARD MEMBERS:	James Lussier – Chairman	Carol Phifer - Vice-Chairman	Pastor Billy Newton
Martha Hartley	Lindsay Stevens	Picton Warlow	Jed Prest
Ustler			Marc Black
			Craig

Call to Order by Presiding Officer and Pledge of Allegiance
Introduction of Members

I. FIRST ITEM OF BUSINESS: APPROVAL OF THE NOVEMBER 6, 2001, AND ANY CORRECTIONS TO THE AGENDA.

II. SECOND ITEM OF BUSINESS: CONSENT AGENDA

- 1. VAR2001-00095, WAYNE M. RUBEN (DISTRICT 6),** variance to the high-rise sign standards at 5606 and 5601 Major Boulevard.

STAFF RECOMMENDATION: Deferral of the applicants.

- 2. VAR2001-00102, JEFF TASSETT (DISTRICT 3),** variance to the required rear yard setback to allow a pool screen enclosure to connect the principal structure to an accessory structure (existing detached garage) at 1203 Edwards Lane.

STAFF RECOMMENDATION: Staff finds that the request meets the six standards for zoning variance approval and recommends that the variance be approved subject to the condition that the screened enclosure always remain open-air without air conditioning or heat.

- 3. VAR2001-00103, A-1 ORANGE CLEANING SERVICE/VICKI WAGNER (DISTRICT 5),** variance to the rear yard setback requirement at 515 S. Nashville Avenue.

STAFF RECOMMENDATION: Deferral at the request of the applicant

- 4. VAR2001-00106, KENNETH & DAWN HERRON (DISTRICT 1),** variance to the rear yard setback to allow an accessory structure at 1415 Osceola Court.

STAFF RECOMMENDATION: Staff finds that the request meets the six standards for zoning variance approval and recommends that the variance be approved.

- 5. VAR2001-00108, RALPH & ELSA OTT (DISTRICT 3),** variance to the minimum required rear yard setback to allow a screen enclosure to connect the principal structure and accessory structure (detached garage) at 809 Ridgewood Street.

STAFF RECOMMENDATIONS: Staff finds that the request meets the six standards for zoning variance approval and recommends that the variance be approved subject to the condition that the screen enclosure shall always remain open-air without air conditioning or heat.

- 6. VAR2001-00110, FRANK M. BEDELL (DISTRICT 3),** variance to the minimum required street side yard setback to permit an addition at 2 West Yale Street.

STAFF RECOMMENDATION: Staff finds that the request meets the six standards for zoning variance approval and recommends that the variance be approved.

III. THIRD ITEM OF BUSINESS: REGULAR AGENDA

- 7. VAR2001-00087, DELORES HARVEY (DISTRICT 6),** variances to the minimum required front and side yard setbacks to allow an addition, parking space and air condition unit at 5451 Eugenia Court.
- 8. VAR2001-00104, GEOFFREY & SUSAN GROOT (DISTRICT 4),** variance to the side yard setback to permit a shed to be located at 2717 Linwood Place.
- 9. VAR2001-00105, CHARLEY SCHALLIOL (DISTRICT 6),** variances to the maximum permitted ground sign height and maximum allowed pole height at 5909 American Way.
- 10. VAR2001-00107, SALLY BRYAN & MARY ANNE METAXAS, (DISTRICT 4),** variance to the requirement that garages cannot project in front of the principal structure in the Traditional City to allow the construction of a two-car garage at 2900 Westchester Avenue.
- 11. VAR2001-00109, WAYNE & JANET WALKER, (DISTRICT 4),** variances to the minimum required rear and side yard setbacks to allow a two-story garage apartment and air conditioning unit at 645 Ridgewood Street.