

**MINUTES
BOARD OF ADJUSTMENT
PUBLIC HEARING**

JULY 12, 2018

The Lake County Board of Adjustment met on July 12, 2018 in the Commission Chambers on the second floor of the County Administration Building in Tavares, Florida to consider requests for variances and any other petitions that may be submitted in accordance with Chapter XIV of the Lake County Land Development Regulations.

Board Members Present:

Tim Morris, Chairman
Tim Cook, Vice-Chairman
Marie Wuenschel
Lloyd M. Atkins, Jr.

Board Members Absent:

Brandon Waters
Catherine Hanson

Staff Present:

Tim McClendon, Planning Manager, Office of Planning & Zoning
Diana Johnson, Assistant County Attorney
Tim McClendon, AICP, Planning Manager, Office of Planning & Zoning
Shelby Eldridge, Associate Planner, Office of Planning & Zoning
Donna Bohrer, Public Hearing Associate, Office of Planning & Zoning

Chairman Morris called the meeting to order at 1:00 p.m., and noted a quorum was present. He confirmed Proof of Publication for the case as shown on the screen. He added that if a variance is approved, the owner/applicant should give staff at least 24 hours before proceeding to the zoning counter to finalize their paperwork.

TABLE OF CONTENTS

<u>CASE NO.</u>	<u>OWNER/ APPLICANT</u>	<u>AGENDA NO.</u>
<u>Consideration of Minutes</u>	June 14, 2018	
<u>Public Comment</u>		
<u>Opening Remarks</u>		
<u>Consent Agenda</u>		
VAR-18-31-1	DaRosa Property	1
VAR-18-33-5	Adesso Property	2
<u>Regular Agenda</u>		
<u>Closing Remarks</u>		
<u>Adjournment</u>		

Minutes

MOTION by Marie Wuenschel, SECONDED by Tim Cook to APPROVE the June 14, 2018 Board of Adjustment minutes, as submitted.

FOR: Morris, Wuenschel, Cook, Akins

AGAINST: None

MOTION CARRIED: 4-0

PUBLIC COMMENT

There was no response when Chairman Morris asked for any public comment.

AGENDA UPDATE

Tim McClendon, AICP, Planning Manager noted that Tab 1, the DeRosa Property was being continued because staff was waiting for comments from the Department of Economic Opportunity (DEO) because that piece of property was located in the Green Swamp Area of Critical State Concern.

Consent Agenda

MOTION by Tim Cook, SECONDED by Lloyd Atkins to APPROVE Tab 2, VAR 18-33-5 Adesso Property, with any conditions included in the development order.

FOR: Morris, Wuenschel, Cook, Akins

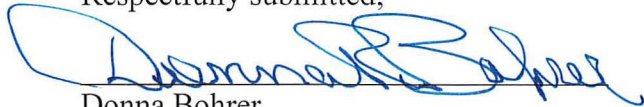
AGAINST: None

MOTION CARRIED: 4-0

Adjournment

There being no further business, the meeting was adjourned at 1:03 p.m.

Respectfully submitted,



Donna Bohrer
Public Hearing Associate



Tim Morris
Chairman

Affidavit of Publication

DAILY COMMERCIAL

Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared

Linda Rostomily

Linda Rostomily

who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake County, Florida; that the attached copy of advertisement, being a notice in the matter of

PUBLIC HEARING

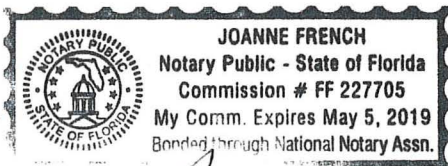
was published in said newspaper in the issues of:

JUNE 27, 2018

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake County, Florida, and that the said newspaper has heretofore been continuously published in said Lake County, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 27 day of June, A.D., 2018.

Joanne French
Notary Public



Joanne French
(Print, Type or Stamp Name of Notary Public)

AD# 10078054

LEGAL NOTICE NOTICE OF QUASI-JUDICIAL

The Lake County Board of Adjustment will hold a public hearing at 1:00 p.m., on Thursday, July 12, 2018 in the County Commission Chambers, Second Floor, County Administration Building, 315 West Main Street, Tavares, Florida, to consider variance requests and any other petitions which may be submitted in accordance with Section 14.15.00 of the Lake County Land Development Regulations, as amended.

All interested citizens are welcome to attend. Please call our office

(352-343-9641) three days prior to the meeting to ensure the case has not been postponed. Persons with disabilities needing assistance to participate in any of these proceedings should contact (352) 343-9760, 48 hours in advance of the scheduled meeting.

Pursuant to the provisions of Chapter 286, Florida Statutes, Section 286.0105, if a person decides to appeal any decision made by the Board they will need a record of the proceedings and they may need to ensure that a verbatim record of the proceedings is made, which record may include the testimony and evidence upon which the appeal is to be based. All oral and written communications between Board members and the public concerning a case are prohibited by the Florida Law unless made at the public hearing on the case.

Case Number: VAR -18-31-1, Da Rosa Property

Requested Action: Variance to LDR Section 6.01.04.A.1, to allow a single family residence, two-story carport, proposed addition, and brick walkway/patio to be located less than fifty (50) feet from the jurisdictional wetland line; Variance to LDR Table 3.02.05, to allow a single family residence to be located 19.4 feet from the western property line in lieu of twenty-five (25) feet from the property line; Variance to LDR Section 6.01.04.2, to allow a septic system to be located less than one hundred (100) feet from the jurisdictional wetland line; and Variance to LDR Section 3.02.01.A.1. a, to allow a single family residence to have a width less than twenty-three (23) feet four (4) inches at the narrowest point.

General Location: Groveland area, 6130 Millstream

AND

Case Number: VAR -18-33-5, Adesso Property

Requested Action: Requested Action: Variance to Lake County Land Development Regulations (LDR) Section 10.01.03 (B)(4) to allow an 1,763 square foot accessory dwelling unit in lieu of 1,200 square feet; and a variance to LDR Section 10.01.03 (B)(5) to allow an accessory dwelling unit to be constructed with a different architectural design standard than the primary residence.

General Location: Deland area, 43315 Bear Lake Blvd.

Office of Planning & Zoning
P.O. Box 7800
315 W. Main St., Room 510
Tavares, FL 32778-7800
(352) 343-9641

Ad No: 10078054
June 27, 2018

BOA 7-12-18