



Beckie Cato, AICP
Planning and Zoning Director

Santa Rosa County Development Services

Tony Gomillion
Public Service Director
PUBLIC NOTICE



Rhonda Royals
Building Official

Members of the Santa Rosa County Zoning Board, Applicants and Public:
The Zoning Board will hold its regularly scheduled meeting on
Thursday, May 14, 2015, at 6:00 p.m. at the
Tiger Point Community Center, Gulf Breeze, Florida.

- I. Pledge of Allegiance
- II. Review of Meeting Minutes from April 9, 2015
- III. New Business:

1. [2015-CU-018](#)

Project/Applicant: Eager Beaver Professional Tree Care
 Represented by Howard Jacques III
 Location: 5205 Gulf Breeze Parkway, Gulf Breeze, FL
 Parcel: 24-2S-28-1150-00100-0100
 Zoned: HCD (Highway Commercial Development)
 Request: **Conditional Use Request to allow a limited manufacturing within HCD (Highway Commercial Development) zoning district, specifically splitting and cutting of wood for firewood. (LDC 6.09.02.Y)**
 District: Commissioner District #5

And

[2015-V-037](#)

Project/Applicant: Eager Beaver Professional Tree Care
 Represented by Howard Jacques III
 Location: 5205 Gulf Breeze Parkway, Gulf Breeze, FL
 Parcel: 24-2S-28-1150-00100-0100
 Zoned: HCD (Highway Commercial Development)
 Request 1: **Variance Request to allow activities to be located not within a fully enclosed building.**
 Request 2: **Variance Request to allow outside storage of goods**
 Request 3: **Variance request to allow activities that create noise to not be located within a fully enclosed soundproof building. (LDC 6.09.02.Y.1.a, 6.09.02.Y.1.b, & 6.09.02.1.G)**
 District: Commissioner District #5

2. [2015-V-035](#)

Project/Applicant: Gail Mayfield
 Location: 3376 Laurel Drive, Gulf Breeze, FL
 Parcel: 32-2S-28-4760-00200-0010
 Zoned: R1 (Single Family Residential)
 Request 1: **Variance Request to reduce the side setback from 7 feet to 1 feet to accommodate a previously constructed covered porch**
 Request 2: **Variance Request to allow an 8 foot privacy fence in lieu of a 6 foot privacy fence along the west property line. (LDC 6.05.05.I.3 & 7.01.10.A)**
 District: Commissioner District #5

Santa Rosa County Public Service Complex
6051 Old Bagdad Highway, Suite 202 Milton, Florida 32583

www.santarosa.fl.gov

Office: (850) 981-7000

Inspections/Compliance Division Fax: (850) 623-1208 • Planning/Zoning Division Fax: (850) 983-9874

3. [2015-V-036](#)
Project/Applicant: Anthony and Tara Canevari
Location: 6254 Verls Lane, Pace, FL
Parcel: 24-2N-30-0000-00303-0000
Zoned: RR1 (Rural Residential Single Family)
Request: **Variance Request to reduce the rear setback from 5 feet to 3 feet to accommodate an accessory structure (LDC 2.10.05.B.2)**
District: Commissioner District #3
4. [2015-V-038](#)
Project/Applicant: Trivista
Represented by Joel Coleman of D.R. Horton, Inc.
Location: 7000 block of Navarre Parkway, Navarre, FL
Parcels: 23-2S-27-0000-02700-0000 and 23-2S-27-0000-02626-0000
Zoned: R3 (Medium High Density Residential)
Request: **Variance Request to allow a 10' landscape buffer "A" in lieu of a 20' landscape buffer "C" along the East and West property lines. (LDC 7.01.05.G)**
District: Commissioner District #4
5. [2015-V-039](#)
Project/Applicant: Blue Angel Ice Company,
Represented by Elise Drinkard
Location: 7207 Highway 90, Milton, FL
Parcels: 02-1N-28-0000-01202-0000 and 02-1N-28-0000-01203-0000
Zoned: HCD (Highway Commercial Development)
Request: **Variance Request is to reduce the front setback from 50' to 15' to accommodate an ice machine. (LDC 6.05.05.I.2)**
District: Commissioner District #2
6. [2015-V-040](#)
Project/Applicant: Aaron Nano
Location: 4233 Highway 87 South, Navarre, FL
Parcel: 39-1S-27-0000-03607-0000
Zoned: HCD (Highway Commercial Development)
Request 1: **Variance Request to reduce the North side setback from 30' to 5' to accommodate an outdoor pavilion.**
Request 2: **Variance Request to allow privacy fence in lieu of required landscape buffer "C" along the North property line. (LDC 6.05.15.I.3.a & 7.01.05.G)**
District: Commissioner District #4
7. [2015-V-041](#)
Project/Applicant: Bell Lane Limited Partnership
Represented by Duncan Mitchell of Henry Company Homes
Location: 3801 Bell Lane, Pace, FL
Parcel: 27-1N-29-0000-01004-0000
Zoned: R2 (Medium Density Residential)
Request: **Variance request is to increase the allowable subdivision sign height from 6' to 8'. (LDC 8.06.05.B)**
District: Commissioner District #1

8. [2015-V-042](#)
Project/Applicant: Robert & Elena Kopko
Represented by Pedro R. Adames of Piers Plus Inc.
Location: 1727 Turkey Oak Dr., Navarre, FL
Parcel: 23-2S-27-5137-00D00-0260
Zoned: R1A (Single Family Residential)
**Request: Variance request is to increase the allowable dock length from 300' to 400'.
(LDC 6.03.05.F)**
District: Commissioner District #5
9. [2015-V-043](#)
Project/Applicant: Burdge & Ogle, LLC
Represented by Daniel Saba of Locklin, Saba, Locklin, & Jones P.A.
Location: 2400 block of Highway 87 South, Navarre, FL
Parcel: 08-2S-26-0000-00414-0000
Zoned: HCD (Highway Commercial Development)-HON (Heart of Navarre)
**Request: Variance request is to allow gravel in parking lot in HCD (Highway Commercial
Development)-HON (Heart of Navarre).
(LDC 6.05.24.C.2.j)**
District: Commissioner District #4
10. [2015-V-044](#)
Project/Applicant: James and Joy Cowart
Location: 5555 Fox Fire Road, Milton, FL
Parcel: 30-2N-28-0000-00330-0000
Zoned: RR1 (Rural Residential Single Family)
**Request: Variance request is to reduce the West side setback from 15' to 8.3' to accommodate a
guest cottage.
(LDC 6.03.05.H)**
District: Commissioner District #3
11. [2015-CU-019](#)
Project/Applicant: Jeff Ates IV
Location: 6000 block of Jeff Ates Road, Milton, FL
Parcels: 28-2N-27-0000-00404-0000, 28-2N-27-0000-00408-0000, and 28-2N-27-0000-00410-0000
Zoned: AG(Agriculture/Rural Residential), M1 (Restricted Industrial) & M2 (General Industrial)
**Request: Conditional Use Request to allow recreational activities, specifically concert activities.
(LDC 6.09.02.V)**
District: Commissioner District #2
12. [2015-CU-020](#)
Project/Applicant: Jeffrey Harvey
Location: 1661 Comanche Tr., Gulf Breeze, FL
Parcel: 27-2S-28-0000-03105-0000
Zoned: SFR (Single Family Residential)
**Request: Conditional Use Request to allow a recreational vehicle to be used as temporary living
quarters while a single family residence is being constructed.
(LDC 6.04.04.C)**
District: Commissioner District #5
13. [2015-CU-021](#)
Project/Applicant: Mike Kelly
Location: 1603 Penton Road, Milton, FL
Parcel: 36-4N-29-0000-00100-0000
Zoned: AG (Agriculture/Rural Residential)
**Request: Conditional Use Request to allow recreational activities within AG, specifically a concert
and festival.
(LDC 6.09.02.V)**
District: Commissioner District #3

14. **2015-R-012**
Project/Applicant: Seven States Timberlands, LLC
Location: Molino Bridge Road, Ten Mile Road and Wallace Lake Road, Pace, FL
Parcels: 02-2N-30-0000-00100-0000, 03-2N-30-0000-00100-0000
10-2N-30-0000-00100-0000, 11-2N-30-0000-00100-0000
39-3N-30-0000-00100-0000, and 40-3N-30-0000-00200-0000
Existing Zone: AG2 (Agriculture)
Proposed Zone: AG (Agriculture/Rural Residential)
Current FLU: AG (Agriculture/Rural Residential)
Area size: (+/-) 2047.03 acres
District: Commissioner District #3

15. **2015-R-013**
Project/Applicant: Tammy Lunsford
Location: 5976 Fairlands Road, Milton, FL
Parcel: 17-1N-28-0000-08000-0000
Existing Zone: R2 (Medium Density Residential)
Proposed Zone: NC (Neighborhood Commercial)
Current FLU: MDR (Medium Density Residential)
Proposed FLU: COMM (Commercial)
Area size: (+/-) 1.4 acres
District: Commissioner District #2

IV. Chairperson Matters: None

V. Planning Department Matters:

Review of BOCC April 23, 2015, meeting results.

1. **Appeal Variance Request: 2015-V-018, 2015-V-022, and 2015-V-033**
2. **Conditional Use Request: 2015-CU-016**

VI. Announcement of Next Zoning Board Meeting (Thursday, June 11, 2015)

VII. Adjournment