

**LAKE COUNTY, FLORIDA
BOARD OF ADJUSTMENT
February 12, 2009**

The Lake County Board of Adjustment will hold a Public Hearing at 1:00 p.m., or soon thereafter, on **Thursday February 12, 2009, in the County Commission Chambers**, 2nd Floor - Round Administration Building, 315 West Main Street, Tavares, Florida, to consider requests for variances as submitted in accordance with Section 14.15.00 of the Lake County Land Development Regulations, as amended.

All oral and written communications between Board Members and the Public concerning a case is prohibited by Florida Law unless made at the Public Hearing.

If any person decides to appeal any decision made by the Board, a record of the proceedings will be needed. For purposes of appeal, the record of proceedings should be a verbatim record of all proceedings, which take place and should include the testimony and evidence upon which any appeal is to be based.

BOARD OF ADJUSTMENT MEMBERS:

Donald Schreiner, Chairman
Mary Link Bennett
Ruth Gray
Lloyd M. Atkins, Jr.
Steve Berk
Marie Wuenschel

**DEPARTMENT OF GROWTH MANAGEMENT
REPRESENTATIVES:**

Ms. Terrie Diesbourg, Director, Zoning Division
Ms. Anita Greiner, Chief Planner, Zoning Division
Ms. Janie Barron, Associate Planner, Zoning Division
Ms. Lorena McCarroll, Associate Planner, Zoning Division
Ms. Anna Ely, Public Hearing Coordinator, Zoning Division

COUNTY REPRESENTATIVES:

Ms Melanie Marsh, Deputy County Attorney
Ms Erin Hartigan, Assistant County Attorney

Persons with disabilities needing assistance to participate in any of these proceedings should contact the Office of Facilities and Capital Improvement at (352) 343-9760, 48 hours in advance of the scheduled meeting.

Interested parties may contact the Lake County Department of Growth Management - Division of Customer Services within five (5) days prior to the public hearing to learn if any requests for Postponement have been made.

BOARD OF ADJUSTMENT
February 12, 2009
1:00 PM

- I. Call to Order
- II. Approval of Minutes for January 8, 2009
- III. Public Hearings

CASE NO.	OWNER / APPLICANT(S) NAME	AGENDA
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POSTPONED

BOA #68-08-3	Royal Highlands Property Owners Association	#1
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AGENDA

CASE NO.	OWNER / APPLICANT(S) NAME	AGENDA
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BOA # 69-08-5	Daphne M. White	#2
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REQUESTED ACTION: The owner is requesting a variance from the **Lake County Land Development Regulations (LDRs) 10.01.05.B.4 Accessory Dwellings** to allow a mobile home that was placed temporarily on the parcel for care of an individual who is infirm, terminally ill or handicapped to remain on the parcel and be designated as the accessory dwelling unit; the mobile home will exceed the square footage allowed by Code for an accessory dwelling unit (+/- 10 acres).

BOA # 1-09-2	Robert J. Connell, Sr. and Sibyl B. Connell Kitina Bloom/All Florida Permitting	#3
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REQUESTED ACTION: The owners are requesting a variance from the **Lake County Land Development Regulations 6.02.02.A.1 Development Standards for Shorelines** to allow a dwelling unit to be located closer than 50 feet from the jurisdictional wetland line, **Table 3.02.05 Front Setbacks** to allow a dwelling unit to be located closer than 62 feet from the center line of the road (Murray Road), and **10.01.02.C Accessory Uses and Structures; Storage Buildings, Utility Buildings, and Non-Commercial Greenhouses** to allow an existing shed to be located in front of the proposed dwelling unit instead of the side or rear yards as required by Code (+/- 2 acres).

BOA # 127-07-5 Amendment	Sarah Smith a/k/a Bear Smith	#4
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REQUESTED ACTION: The owner is requesting an amendment to the conditions placed on the variance previously approved on December 13, 2007, which allowed the owner to construct a livestock building on the parcel (not centered) with the condition that a "Type A" landscape buffer be planted on the northern and eastern boundaries of the parent parcel within 90 days. The property was inspected and the landscape buffer was not planted within the 90 day period (+/- 4.74 acres).

BOA # 3-09-5	Steven F. Bruce and Vickie L. Sweigart-Bruce John D. Weatherford	#5
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REQUESTED ACTION: The owners are requesting a variance from the **Lake County Land Development Regulations, Section 3.03.01, 3.03.02.A.1, 3.03.02.F, Table 3.03.03, and Table 3.03.04 Urban Area Residential Density Point System and Timeliness** to allow their property to be rezoned without meeting the number of points required by Code (+/- 1.21 acres).

BOA # 4-09-5

**Carolina Moon, LLC
Leslie Campione, PA**

#6

REQUESTED ACTION: The owner is requesting a variance from the **Lake County Land Development Regulations 14.11.01.D.1 Minor Lot Splits** to allow them to split their parcel through the minor lot split process when the parcel does not front on a paved publicly maintained road.

BOA # 54-07-3 Amendment

Jerry F and Harriet J Miller

#7

REQUESTED ACTION: The owners are requesting an amendment to a condition that was placed on their variance; the variance was approved in May 2007 to allow them to construct a swimming pool, deck, and enclosure closer than 50 feet from the jurisdictional wetland line. The condition stated that the storm water plan had to be constructed as shown on the submitted plans; the engineer re-evaluated the area after the construction was completed and revised the storm water plans. The new storm water plans are being submitted for approval (+/- .80 acre).

IV. Close