

**MINUTES  
BOARD OF ADJUSTMENT  
PUBLIC HEARING  
March 13, 2014**

The Lake County Board of Adjustment met on March 13, 2014 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:**

Donald Schreiner, Chairman  
Catherine Hanson, Vice-Chairman  
Craig Covington  
Phyllis Luck  
Marie Wuenschel

**Board Members Absent:**

Lloyd M. Atkins, Jr.

**Staff Present:**

Anita Greiner, Chief Planner, Planning & Community Design Division  
Jennifer Cotch, Senior Planner, Planning & Community Design Division  
Melanie Marsh, Deputy County Attorney  
Donna R. Bohrer, Public Hearing Associate, Planning & Community Design Division

Chairman Schreiner called the meeting to order at 1:00 p.m. He noted for the record that there was a quorum 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.

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<b><u>Adjournment</u></b>		

**Opening Remarks**

Anta Greiner, Chief Planner, Planning and Community Design Division, said there were no changes to the agenda. She did note the Motion to Reconsider BOA#21-13-4 on the regular agenda.

**Minutes**

**MOTION by Craig Covington, SECONDED by Catherine Hanson to APPROVE the January 27, 2014 Board of Adjustment Public Hearing Minutes, as submitted.**

**FOR: Schreiner, Hanson, Luck, Covington, Wuenschel**

**ABSENT: Atkins**

**AGAINST: None**

**MOTION CARRIED: 5-0**

**Public Comment**

There were no public comments.

**Consent Agenda**

**Motion by Craig Covington, SECONDED by Catherine Hanson to approve the consent agenda with conditions as set forth by staff in BOA# 1-14-2, Kevin Harrison/AT&T Mobility, BOA# 22-13-5, MHC Lakeside Terrace, LLC and BOA# 2-14-5, James and Pamela Anderson.**

**FOR: Schreiner, Hanson, Luck, Covington, Wuenschel**

**ABSENT: Atkins**

**AGAINST: None**

**MOTION CARRIED: 5-0**

**Regular Agenda**

**BOA# 21-13-4**

**OWNERS/APPLICANTS:**

**Weeks Family Properties**

**AGENDA NO.: 4**

**MOTION by Craig Covington, SECONDED by Catherine Hanson to Reconsider Agenda Item number 4, BOA# 21-13-4.**

**FOR: Schreiner, Hanson, Luck, Covington, Wuenschel**

**ABSENT: Atkins**

**AGAINST: None**

**MOTION CARRIED: 5-0**

Ms. Greiner explained that the size of the pole would not change and the height may be reduced by approximately one foot. The variance is required because the applicant intends to reconstruct the attached signs.

In a short recap of the staff report, Jennifer Cotch, Senior Planner, said the pole's height of 11.5 feet would not be changed and the proposed new attached signs were only 48 inches, which makes the overall height one foot shorter. She showed a picture of how a monument sign would look on the site.

Chairman Schreiner was concerned that a monument sign could actually obstruct a driver's line of vision at the intersection and said he would prefer a pole sign in this location.

There was some discussion related to allowing two monument signs because the property's corner location. Catherine Hanson thought monument signs could obstruct the signs at other nearby businesses. Ms. Cotch said line of sight issues were generally considered during the review process. Chairman Schreiner preferred the proposed side-by-side sign location as opposed to the current signs, which are stacked one above the other.

**Public Comment**

Francis Nipe, a resident and serves on both the Mt. Plymouth/Sorrento Landowners League and the Community Redevelopment Advisory Committee (CRA), explained that this intersection is envisioned to be the eastern gateway to their community and she believed a monument sign should be required. She was concerned that by allowing this sign it could set a precedent to allow other pole signs in their community.

Chairman Schreiner confirmed that the Board had received a letter from the Landowner's League requesting denial of this variance request.

Ms. Hanson noted that only the make-up of the sign would be changed and the sign would actually be lower. She said she respected the work that the CRA has done for the community.

**MOTION by Catherine Hanson, SECONDED by Phyllis Luck to approve the request, but limiting the request only to the replacing the actual signs as proposed.**

**FOR: Schreiner, Hanson, Luck, Wuenschel**

**ABSENT: Atkins**

**AGAINST: Covington**

**MOTION CARRIED: 4-1**

**Adjournment**

There being no further business, the meeting was adjourned at 1:20 p.m.

Respectfully submitted,



Donna Bohrer  
Public Hearing Associate



Donald Schreiner  
Chairman