

MINUTES

CITY OF KEY COLONY BEACH CITY COMMISSION PUBLIC HEARING

Thursday, August 26, 2021 9:30 a.m.
Marble Hall & Virtual via Zoom Conferencing

Call to Order, Pledge of Allegiance, Roll Call

The Public Hearing was called to order by Mayor Sutton at 9:30 a.m.

Present: Mayor Ron Sutton, Vice Mayor Patricia Trefry, Secretary/Treasurer Kathryn McCullough, Commissioner John DeNeale, and Commissioner Tom Harding. *Also Present:* City Administrator David Turner, Executive Assistant Saara Staten, Utility Clerk Pat Hyland, City Attorney Dirk Smits, Police Chief DiGiovanni, Building Official Roussin, and Building Inspector Greg Lawton. Public – 11 (Virtually) 11 (Marble Hall)

Administration of Oath to Witnesses: Utility Clerk Hyland swore in all present who may speak during the public hearing.

Citizen Comments: None.

Disclosure of Ex-Parte Communications: None.

Proof of Publications, Affidavit of Mailing Notices: Utility Clerk Hyland affirmed the proof of publication.

1. **721 & 731 8th Street – Owners: Amy & Steven Dingle:** Applicant requests a Variance to Land Development Regulations Section 101-12(5) rear setback variance of 15'0". Current rear setback is 20'0".

Review of Variance Request

- A. **Presentation of Variance Request** – Planning & Zoning Chair Joey Raspe presented the variance request of 721 & 731 8th Street. Mr. Raspe stated the property is located on a corner lot that has a cut in boat slip and the variance if granted better ensures boat safety.
- B. **Statement by applicant if desired** – Owner Steven Dingle thanked the Commission for their consideration and requested their approval on the variance.
- C. **Planning & Zoning Board Recommendation** – Planning & Zoning Chair Joey Raspe stated the Planning & Zoning Board voted unanimously to approve this variance and recommend approval of the variance as requested by 721 & 731 8th Street.

Commissioner Comments: None.

MOTION: Motion made by Commissioner DeNeale, seconded by Commissioner Harding to approve the variance as presented by 721 & 731 8th Street.

ON THE MOTION: Roll call vote. Unanimous Approval.

2. **681 9th Street – Owner: Sami Teittinen:** Applicant requests a Variance to Land Development Regulations Chapter 101, Section 29 (1A) and Section 12 (5) for a 1'5" side setback variance for the installation of an open stairwell. Current side setback is 8'5" with building projection allowable 3 feet into setback but no closer than 6 feet from property line.

Review of Variance Request

- A. **Presentation of Variance Request** – Planning & Zoning Chair Joey Raspe presented the variance request of 681 9th Street. Mr. Raspe stated the property is experiencing spalling issues and the owners are taking

preventive measures by removing the current stairwell and relocating it to the side of the property further away from the pool. Building Official Roussin expressed the Building Department's support for this variance because it enhances the safety of those using the stairwell. Building Official Roussin reported a letter of support from the neighbor was submitted to the Building Department.

B. Statement by applicant if desired – None.

C. Planning & Zoning Board Recommendation – Planning & Zoning Chair Joey Raspe stated the Planning & Zoning Board voted unanimously to approve this variance and recommend approval of the variance as requested by 681 9th Street.

Commissioner Comments: Commissioner DeNeale cautioned against granting variances if it is not required, and other options are available.

MOTION: Motion made by Mayor Sutton, seconded by Commissioner DeNeale to approve the variance as presented by 681 9th Street.

ON THE MOTION: Roll call vote. Unanimous Approval.

The meeting adjourned at 9:40 a.m.

Respectfully submitted,

Saara V. Staten

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Executive Assistant