

Board of Adjustment Agenda

Wednesday, December 18, 2019, at 1:30 p.m.

Brevard County Government Center
2725 Judge Fran Jamieson Way, Building C, First Floor,
Viera, Florida

1. **(19PZ00130) Jayson Alan and Nicole Alanna Lee Ward** – request a variance of Chapter 62, Article VI, Brevard County Code, Section 62-1334(5)(b), to permit a variance to allow an accessory structure to be located forward of the front building line of the principal structure, in an AU (Agricultural Residential) zoning classification, on 5.48 acres, located on the south side of Kelly Road, at the intersection of Cory Court. (3645 Kelly Road, Mims) (Tax Account 2113039) (District 1)

Board of Adjustment Action: Higgins/Rhodes – Approved as depicted on the survey provided by the applicant. The vote was unanimous.

2. **(19PZ00142) Barry Southard and Valerie Gallo** – request a variance of Chapter 62, Article VI, Brevard County Code, Section 62-1405(6)(a), to permit a variance of 10.5 feet from the required 20-foot front setback, in a TRC-1 (Single-Family Mobile Home Cooperative) zoning classification, on 0.09 acres, located on the west side of Sapote Drive, approximately 134 feet north of Avocado Drive. (513 Sapote Drive, Barefoot Bay) (Tax Account 3007812) (District 3)

Board of Adjustment Action: Rhodes/Higgins – Approved as depicted on the survey provided by the applicant. The vote was unanimous.

3. **(19PZ00144) Laurence P. Kelly, III** – requests variances of Chapter 62, Article VI, Brevard County Code, as follows: 1.) Section 62-2100.5(d), to permit a variance of 901 square feet over the maximum 600 square-foot size limitation of an existing accessory structure; 2.) Section 62-2100.5(d), to permit a variance of 936 square feet over the maximum 600 square-foot size limitation for an accessory structure; 3.) Section 62-2100.5(b), to permit a variance of 2,386 square feet over the total accessory building size, in an RU-2-10 (Medium Density Multi-Family Residential) zoning classification, on 1.47 acres, located on the east side of U.S. Highway 1, approximately 700 feet south of Broadway Boulevard. (5310 North U.S. Highway 1, Cocoa) (Tax Account 2317227) (District 1)

Board of Adjustment Action: Higgins/Rhodes – Approved as depicted on the survey provided by the applicant. The vote was unanimous.

4. **(19PZ00145) Merritt Square Realty, LLC; Merritt Square CH, LLC; and Merritt Square Nassim, LLC** – (Kristen Ferretti) – requests variances to Chapter 62, Article IX, Brevard County Code, Section 62-3316(b)(4), to permit a variance of 8 feet from the required 15-foot front (north) property line setback for a freestanding sign, in a BU-1 (General Retail Commercial) zoning classification, on 1.18 acres, located on the south side of State Road 520, approximately 0.25 mile east of Plumosa Street. (777 East Merritt Island Causeway (State Road 520) Merritt Island) Tax Account 2427788) (District 2)

Board of Adjustment Action: Rhodes/Higgins – Approved as depicted on the plans provided by the applicant. The vote was unanimous.

5. **(19PZ00122) Bonnie E. Douglas, Trustee** (Connie Douglas), requests a variance of Chapter 62, Article VI, Brevard County Code, Section 62-1404(6)(a), to permit a variance of 6 feet from the required 15-foot perimeter (north) setback required for the TR-3 (Mobile Home Park) zoning classification, in an RU-1-9 (Single-Family Residential) zoning classification, on 0.52 acres, located on the west side of U.S. Highway 1, approximately 250 feet south of Garretts Road. (8440 U.S. Highway 1, Micco) (Tax Account 3010260) (District 3) This item was tabled from the November 20, 2019, meeting.

Board of Adjustment Action: Rhodes/Higgins – Approved as depicted on the survey provided by the applicant. The vote was unanimous.

6. Repeal of Resolution 2010-01.

Board of Adjustment Action: Rhodes/Higgins – Approved. The vote was unanimous.

7. Adoption of Resolution 2019-01.

Board of Adjustment Action: Rhodes/Higgins – Approved. The vote was unanimous.

Pursuant to the Florida Rules of Appellate Procedure, any person or persons jointly or severally aggrieved by any decision of the Board of Adjustment may, within thirty (30) days after the date the order is signed, apply to a court of competent jurisdiction for appropriate relief. Speakers must provide their names and addresses for the public record.