



CITY OF BELLE ISLE, FL

PLANNING & ZONING BOARD MEETING

Held in City Hall Chambers 1600 Nela Avenue Belle Isle FL 32809

Held the 4th Tuesday of Every Month

Wednesday, December 11, 2024 * 6:30 PM

AGENDA

Planning and Zoning Board Members

District 3 member – Randy Holihan, Chairman

Vice Chairman – District 4 member – Vinton Squires

District 1 member – OPEN | District 2 member – OPEN | District 5 member – Rainey Conduff

| District 6 member – Andrew Thompson | District 7 member – Dr. Leonard Hobbs

Welcome to the City of Belle Isle Planning & Zoning meeting. Agendas and all backup material supporting each agenda item are available at the City Clerk's office or the city's website at www.belleislefl.gov. Any person desiring to appeal a recommended action of the Board should observe the notice regarding appeals below. CAUTION: Untimely filing by any appellant shall result in an automatic denial of the appeal.

1. Call to Order and Confirmation of Quorum

2. Invocation and Pledge to Flag – Board Member Hobbs, District 7

3. Approval of Minutes

- a. Minutes of October 22, 2024

4. Public Hearings

- a. P&Z Case Number 2024-09-008: Continuance-PURSUANT TO SECTION 50-102 (B) (5), 50-102 (B) (16), 30-133 (D) (3), 30-133 (E) (3), AND 42-64, THE CITY OF BELLE ISLE PLANNING AND ZONING BOARD SHALL REVIEW AND TAKE ACTION ON A REQUESTED VARIANCE TO ALLOW A FENCE EIGHT FEET IN HEIGHT ALONG THE NORTHERNLY SIDE YARD LOT LINE WITHOUT THE WRITTEN CONSENT OF ALL THE PROPERTY OWNERS WITHIN 50 FEET OF THE PROPOSED FENCE INSTALLATION, AND A REQUESTED VARIANCE TO ALLOW A FRONT YARD DRIVEWAY WITHIN THREE FEET OF THE NORTHERNLY SIDE LOT LINE AND ALLOW THE FRONT EDGE OF THE PREPARED SURFACE LESS THAN FIVE FEET FROM THE PAVED SIDEWALK CONTRARY TO THE CITY CRITERIA FOR PARKING ON A PREPARED SURFACE IN A RESIDENTIAL AREA, SUBMITTED BY APPLICANT CLAUDIA MUSTAFA, LOCATED AT 5208 DRISCOLL COURT, BELLE ISLE, FLORIDA 32812, ALSO KNOWN AS PARCEL ID # 20-23-30-1222-00-020
- b. P&Z Case Number 2024-10-015: PURSUANT TO SECTION 50-102 (A) (4) (C) AND 42-64, THE CITY OF BELLE ISLE PLANNING AND ZONING BOARD SHALL REVIEW AND TAKE ACTION ON A REQUESTED VARIANCE TO ALLOW AN ACCESSORY BUILDING WITHIN SIX FEET OF AN EXISTING SCREEN ENCLOSURE ON THE SAME LOT, CONTRARY TO THE CITY'S LAND DEVELOPMENT CODE, SUBMITTED BY APPLICANT TRACEY BRYSON, C/O RVD GENERAL CONTRACTORS, LOCATED AT 3945 ISLE VISTA DRIVE, BELLE ISLE, FLORIDA 32812, ALSO KNOWN AS PARCEL ID # 20-23-30-0668-00-950.
- c. P&Z Case Number 2024-11-009: PURSUANT TO SECTIONS 48-32 (A) (3), AND 48-33, THE CITY OF BELLE ISLE PLANNING AND ZONING BOARD SHALL REVIEW AND TAKE ACTION ON A REQUESTED VARIANCE TO ALLOW A BOAT DOCK DESIGN TO EXCEED THE ALLOWABLE MAXIMUM TERMINAL PLATFORM SIZE BY AN ADDITIONAL 43.5 SQUARE FEET, SUBMITTED BY APPLICANT GEORGE AND DEBRA KENNEDY FAMILY TRUST, C/O ALEX DINGER WITH SUMMERTIME DECK AND DOCK, LOCATED AT 2801 HOFFNER AVENUE, BELLE ISLE, FLORIDA 32812, ALSO KNOWN AS PARCEL ID #18-23-30-4388-03-970.

5. Other Business

- a. Ordinance Recommendation to Council - AN ORDINANCE OF THE CITY OF BELLE ISLE, FLORIDA, ADOPTING A COMPREHENSIVE PLAN AMENDMENT RELATING TO THE WATER SUPPLY FACILITIES WORK PLAN, PROVIDING FOR SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE.
- b. Discussion of Overlay District for McCoy Rd
- c. Discussion of Boat Dock Ordinance

6. Adjournment

APPEALS: "If a person decides to appeal (Belle Isle's City Code Section 42-71) any decision made by the Board with respect to any matter considered at such meeting or hearing, he/she will need a record of the proceedings, and that, for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." (F. S. 286.0105). A notice of appeal to the City Clerk should be submitted within fifteen (15) days after such recommendation or decision is made "Persons with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk's Office (407-851-7730) at least 48 hours in advance of the meeting. –Page 1 of 1