

Board of Adjustment Agenda

Wednesday, July 19, 2023, at 1:30 p.m.

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

Approval of June 21, 2023, Minutes

1. **(23V00021) Robert A. Kline** requests variances of Chapter 62, Article VI, Brevard County Code, as follows: 1.) Section 62-1334(4), to permit a variance of 5 ft. from the 150-ft. required lot width in an AU(L) (Agricultural Residential, Low Intensity) zoning classification; 2.) Section 62-1334(4), to permit a variance of 1.5 acres from the required 2.5-acre minimum lot size in AU(L). The property is currently zoned GU (General Use). The property is 1 acre, located on the north side of Oneida St., approx. 960 ft. from Dakota Ave. (3600 Oneida St., Cocoa) (District 1)

BOA ACTION: Mallard/Bass – Approved as depicted on the survey provided by the applicant. The vote was unanimous.

2. **(23V00022) Price Family Revocable Living Trust** request a variance of Chapter 62, Article VI, Brevard County Code, Section 62-1336(5)(b), to permit a variance of 9.4 ft. from the required 15-ft. side setback for an accessory structure in an RR-1 (Rural Residential) zoning classification. The property is 0.85 acres, located on the east side of Michigan St., approx. 575 ft. north of Chicago Ave. (2811 Michigan St., Melbourne) (Tax Account 2801939) (District 5)

BOA ACTION: Huffman/Mallard – Approved as depicted on the survey provided by the applicant. The vote was unanimous.

3. **(23V00023) Christian and Kristen Bear** (Peter Kaiser) request a variance of Chapter 62, Article VI, Brevard County Code, Section 62-2118(d)(3), to permit a variance of 2.2 ft. over the maximum 20-ft. projection (20% the width of the waterway) permitted for boat dock, in a PUD (Planned Unit Development) zoning classification. The property is 0.40 acres, located on the northwest corner of Hawksbill Island Dr., and Tortoise Dr. (688 Hawksbill Island Dr., Satellite Beach) (Tax Account 2609157) (District 4)

BOA ACTION: Bass/Huffman – Approved as depicted on the survey provided by the applicant. The vote was unanimous.

4. **(23V00016) Vivian Wasef** (Kim Rezanka) requests a variance of Chapter 62, Article VI, Brevard County Code, Section 62-1406(6)(a), to permit a variance of 0.82-acre from the required 5-acre minimum parcel size in an RVP (Recreational Vehicle Park) zoning classification, currently zoned TR-3 (Mobile Home Park). The property is 4.18 acres, located on the east side of Imperial St., approx. 227 ft. south of Fortenberry Rd. (250 Imperial St., Merritt Island) (Tax Account 2426831) (District 2)

BOA ACTION: Huffman/Mallard – Tabled to the August 16, 2023, meeting at the request of the applicant. The vote was unanimous.

5. **(23V00018) Frontier Osceola, LLC** (Angela Kopnicky) requests variances of Chapter 62, Article IX, Brevard County Code, as follows: 1.) Section 62-3316(c)(2), to permit a variance of 22 sq. ft. over the 20 sq. ft. permitted for a wall sign (Unit 109, 11,913 sq. ft.); 2.) Section 62-3316(c)(2), to permit a variance of 110.19 sq. ft. over the 209 sq. ft. permitted for total sign surface sq. ft. for a structure (entire 1.55 acres), in a BU-2 (Retail, Warehousing, and Wholesale Commercial) zoning classification. The property is 11,913 sq. ft. = Variance No. 1; and 1.55 acres = Variance No. 2, located on the northeast corner of S.R. 520 and N. Sykes Creek Pkwy. (800 E. Merritt Island Cswy., Merritt Island) (Tax Account 2427799) (District 2)

BOA ACTION: Huffman/Mallard – Approved as depicted on the plans submitted by the applicant. 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.