

Board of Zoning Appeals  
Minutes  
July 1, 2014

I. Call to order

Vice Chairman Karig called the regular meeting of the Board of Zoning Appeals to order on July 1, 2014 at 5:30p.m. in the City Hall Conference Room, 1207 Palm Boulevard. Other members present were Carolyn Holscher and Jay Leigh; also Secretary Douglas Kerr was present. Glenn Thornburg was absent.

II. Approval of minutes

The next item on the agenda was the review of the minutes of the April 1, 2014 meeting. Mr. Leigh made a motion to approve the minutes. Ms. Holscher seconded the motion and the vote was unanimous to approve the minutes.

III. Home Occupancies

Mr. Karig explained that the Board acted as a quasi-judicial body and all comments made were treated in the same manner as court testimony; therefore, any person who would like to speak to the Board should be sworn in. He then swore in all members of the audience that would be speaking.

**2003 Waterway Boulevard**

Mr. Kerr explained that the applicant was requesting a special exception to allow the establishment of a boat brokerage business. He explained that the applicant has indicated that there will be no business related traffic coming to the house in connection with the business. He added that the application had been signed by the property manager instead of the property owner and he had notified the applicant that the owner would need to sign the application prior to the issuance of a business license.

Ms. Holscher asked if all of the business activity would be on a computer. The applicant, Mr. Stelzlen, answered yes that he would be working with American boat manufacturers and exporting the boats to Europe.

Mr. Leigh made a motion to approve the request with the stipulation that no business license be issued prior to the property owner's signature being added to the application. Ms. Holscher seconded the motion and the vote was unanimous in favor of the motion.

**2 Live Oak Drive**

Mr. Kerr explained that the next application was for 2 Live Oak Drive and the applicant was requesting a special exception to allow the establishment of a construction business. He

explained that the applicant has indicated that there will be no business related traffic coming to the house in connection with the business. He stated that this business was a partnership and that it was moving from 2201 Palm Boulevard. Additionally, he stated that there was currently a home occupation operating out of 2 Live Oak Drive, but that an ordinance amendment allowed multiple businesses at one residence.

Mr. Karig asked if there would be any signage or other exterior evidence of a business. The applicant, Mr. Pohl, answered no there would be nothing visible in connection with the business.

Ms. Holscher made a motion to approve the application and Mr. Leigh seconded the motion. The vote was unanimous in favor of the motion.

#### IV. Miscellaneous business

Mr. Kerr explained that the applicants for the last case on the agenda, 1521 Palm Boulevard, were not present. Mr. Leigh made a motion to grant a continuance until the next meeting and Ms. Holscher seconded the motion. The vote was unanimous in favor of granting a continuance.

#### V. Adjournment

With no other business, the meeting was adjourned at 5:45 PM.