

# Board of Adjustments



**September 20, 2016 at 5 p.m.**

Commission Chambers • City Hall Second Floor  
401 South Park Avenue • Winter Park, Florida

## 1. Opening comments

## 2. Approval

Minutes for the August 16, 2016, meeting. \_\_\_\_\_

## 3. Old Business

1. Request of Prato Restaurant/Windfall Properties, LLP for a variance to allow the construction of a partially enclosed storage structure located .5 feet from the rear lot line, in lieu of the required setback of 10 feet. \_\_\_\_\_

Located at 124/126 N. Park Avenue                      Zoned C-2

2. Request of Thibaut Van Marke de Lummen for a variance to allow the construction of a covered screened lanai addition to be located 30 feet from a stream in lieu of the required setback of 50 feet. \_\_\_\_\_

Located at 1450 Bonnie Burn Circle                      Zoned R-1AA

3. Request of Rob Keeler for a variance to allow the construction of a swimming pool located 7.5 feet from the side lot line in lieu of the required setback of 10 feet. \_\_\_\_\_

Located at 2345 Chantilly Avenue                      Zoned R-1A

## 4 New Business

1. Request of Bradley Grosberg and Phil Kean for variances to allow the construction of a new one story building located 12.2 feet from the front lot line (Fairbanks Avenue), 5.4 feet from the Denning Drive lot line and 23.1 feet from the rear lot line in lieu of the required setbacks of 20 feet, 10 feet and 30 feet respectively.

Located at 906 W. Fairbanks Avenue

Zoned: C-3

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### appeals & assistance

"If a person decides to appeal 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).

"Persons with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk's Office (407-599-3277) at least 48 hours in advance of the meeting."