



# Santa Rosa County Development Services



Beckie Cato, AICP  
Planning and Zoning Director

Tony Gomillion  
Public Service Director

Rhonda Royals  
Building Official

## PUBLIC NOTICE

Members of the Santa Rosa County Zoning Board, Applicants and Public:  
The Zoning Board will hold its regularly scheduled meeting on  
**Thursday, May 9, 2013, at 6:00 p.m.** in the  
Santa Rosa County Administrative Complex, Commissioners Boardroom, Milton, Florida.

- I. Pledge of Allegiance
- II. Review of Meeting Minutes from April 11, 2013
- III. New Business:

1. **2013-SX-005**  
 Project/Applicant: James L. Howard  
 Location: 8741 S. Lynn Rd, Milton, FL  
 Parcel: 09-1N-27-0000-00274-0000  
 Zoned: AG (Agriculture)  
 Request: **Special Exception to allow the seasonal use of a recreational vehicle on a parcel less than 5 acres in size. (LDC 2.04.00.C.10)**  
 District: Commissioner District #2
  
2. **2013-V-024**  
 Project/Applicant: Kim & Valorie Simoneaux  
 (Represented by David Canton of Loftis Marine Division, Inc.)  
 Location: 2691 Coral Strip Pkwy, Gulf Breeze, FL  
 Parcel: 30-2S-28-3240-00C00-0080  
 Zoned: R1 (Single Family Residential)  
 Request: **Variance to allow a dock to extend 15 feet past the property line within the Polynesian Islands Canal System. (LDC 6.03.05.F.6.b)**  
 District: Commissioner District #5
  
3. **2013-V-025**  
 Project/Applicant: George & Brenda Plotner as Trustees  
 Location: 2496 Dunsford Rd, Jay, FL  
 Parcel: 11-4N-30-0000-01700-0000  
 Zoned: AG (Agriculture)  
 Request: **Variance to allow an accessory structure to be placed on the lot prior to the primary dwelling. (LDC 2.10.015.A)**  
 District: Commissioner District #3

Santa Rosa County Public Service Complex  
6051 Old Bagdad Highway, Suite 202 Milton, Florida 32583

[www.santarosa.fl.gov](http://www.santarosa.fl.gov)

Office: (850) 981-7000

Inspections/Compliance Division Fax: (850) 623-1208 • Planning/Zoning Division Fax: (850) 983-9874

4. [2013-V-026](#)  
Project/Applicant: Chief Nick Anderson  
(Represented by Patrick Jehle, Jr. of Jehle-Halstead, Inc.)  
Location: 7098 Windwood Ln, Milton, FL  
Parcel: 23-1N-28-0000-00601-0000  
Zoned: R1 (Single Family Residential)  
Request: **Variance to allow storage of on-site fire hazard liquids within a residential district.  
(LDC 7.01.14.D.3.c)**  
District: Commissioner District #2
5. [2013-V-027](#)  
Project/Applicant: Anthony Tindell  
Location: 7419 Hidden Forest Tr, Pace, FL  
Parcel: 12-2N-30-0000-00115-0000  
Zoned: AG2-APZ (Agriculture-Accident Potential Zone)  
Request: **Variance to allow an accessory structure to be placed on the lot prior to the primary dwelling.  
(LDC 2.04.00.C.10)**  
District: Commissioner District #3
6. [2013-V-028](#)  
Project/Applicant: Artis Scott  
(Represented by Jimmy Scott)  
Location: 8265 Lucena St, Navarre, FL  
Parcel: 17-2S-26-2750-02200-0060  
Zoned: R1M (Mixed Residential Subdivision)  
Request: **Variance to allow an accessory building which is not subordinate to the principle structure.  
Note: The approximate average height of the home is 14 feet and the average height of the proposed accessory structure is 26 feet.  
(LDC 3.00.01)**  
District: Commissioner District #4
7. [2013-V-029](#)  
Project/Applicant: Island View Development Corp.  
(Represented by Ira Mae Bruce)  
Location: 8496 Navarre Parkway, Navarre, FL  
Parcel: 21-2S-26-2710-00800-0120  
Zoned: HCD-HON (Highway Commercial Development-Heart of Navarre)  
Request: **Variance to reduce the front setback from 50 feet to 28 feet to accommodate an ice vending machine. – **Withdrawn, variance not needed**  
(LDC 6.05.15.I.2, 6.05.015.I.3.b)**  
District: Commissioner District #4

8. [2013-V-030](#)  
 Project/Applicant: Christopher & Hollie Hawk  
 Location: 2348 Salamanca Street, Navarre, FL  
 Parcel: 17-2S-26-2750-03500-0010  
 Zoned: R1 (Single Family Residential)  
 Request: **1) Variance to increase the maximum allowable fence height within a residential zoning district from 6 feet to 8 feet along the sides and rear property line.**  
**2) Variance to reduce the corner side setback from 15 feet to 4 feet to accommodate a greater than 4 feet privacy fence –**  
**Withdrawn, variance not needed**  
**(LDC 6.04.16.A, 6.04.16.C, 7.01.10.A, 7.01.10.D)**  
 District: Commissioner District #4
9. Proposed [text amendment](#) to the Santa Rosa County Comprehensive Plan presented by Beckie Cato:  
  
 Amending the Comprehensive Plan Future Land Use Element and Infrastructure Element regarding Wellhead and Wellfield Protection Zones
10. Proposed [text amendments](#) to the Santa Rosa County Land Development Code presented by Beckie Cato  
  
 Amending the Land Development Code, Article 6.07.03, 6.07.04, 6.07.06 regarding maximum building footprint for single family dwelling units on Navarre Beach
11. Proposed [text amendments](#) to the Santa Rosa County Land Development Code presented by Beckie Cato  
  
 Amending the Land Development Code, Article 7.01.02, 7.01.03, 7.01.04, 7.01.05, 7.01.06 and 6.05.24.C regarding landscaping and tree protection

IV. Chairperson Matters: None

V. Planning Department Matters: **Review of BOCC April 25, 2013, meeting results.**

**1. Conditional Uses 2012-CU-004 and 2013-CU-007**

**2. Text Amendment to the LDC Article 7.01.07**

VI. Announcement of Next Zoning Board Meeting (**Thursday, June 13, 2013**)

VII. Adjournment