



**Beckie Cato, AICP**  
 Planning and Zoning Director

# Santa Rosa County Development Services

**Tony Gomillion**  
 Public Service Director  
 PUBLIC NOTICE



**Rhonda Royals**  
 Building Official

Members of the Santa Rosa County Zoning Board, Applicants and Public:  
 The Zoning Board will hold its regularly scheduled meeting on  
**Thursday, June 12, 2014, 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 May 8, 2014
- III. New Business:

1. **2014-SX-004**  
 Project/Applicant: Joseph Thomas  
 Location: 4774 Patriot Drive, Pace, FL  
 A Portion of Parcel: 26-1N-29-0000-00182-0000  
 Zoned: R1 (Single Family Residential)  
**Request: Special Exception to divide a parcel for family homestead creating a lot without road frontage.**  
**(LDC 2.04.00.C.6)**  
 District: Commissioner District #1
  
2. **2014-SX-005**  
 Project/Applicant: Holly Properties  
 Represented by Darrell Barnhill of ECM Engineers  
 Location: 1400 block of Bahia Drive, Navarre, FL  
 A Portion of Parcel: 28-2S-26-9020-00000-0400  
 Zoned: NB-C (Navarre Beach-Commercial)  
**Request: Special Exception to extend development order 2012-SP-015 (office building) for an additional six months.**  
**(LDC 4.04.08)**  
 District: Commissioner District #4
  
3. **2014-V-037**  
 Project/Applicant: Fred and Susan Shehadi  
 Represented by Ed Rankin of Ed Rankin Builder LLC  
 Location: 4631 Soundside Drive, Gulf Breeze, FL  
 Parcel: 34-2S-28-5180-00000-1501  
 Zoned: R1 (Single Family Residential)  
**Request: Variance request to reduce the Shoreline Protection Zone setback from 50 feet to 15 feet to accommodate a single family residence**  
**(LDC 12.01.02.A)**  
 District: Commissioner District #5

4. [2014-V-038](#)  
Project/Applicant: Taco Bell  
Represented by Chris Curtis of JC Curtis Construction  
Location: 8714 Navarre Parkway, Navarre, FL  
Parcel: 21-2S-26-0000-00123-0000  
Zoned: HCD (Highway Commercial Development)-HON (Heart of Navarre)  
**Request:** **Variance Request to increase the allowable size of the menu sign for Taco Bell from 24 square feet to 44.5 square feet (LDC 8.06.06.B)**  
District: Commissioner District #4
5. [2014-V-039](#)  
Project/Applicant: City Electric Supply Co.  
Location: 3900 block of Avalon Boulevard, Milton, FL  
Parcel: 19-1N-28-0000-00256-0000  
Zoned: HCD (Highway Commercial Development)  
**Request 1:** **Variance Request to allow outside storage in HCD (Highway Commercial Development)**  
**Request 2:** **Variance Request to allow a driveway to be grassed instead of asphalt paving (LDC 4.04.03.B.3, 4.04.03.D.4 & 4.04.03.D.4.b.3)**  
District: Commissioner District #1
6. [2014-V-040](#)  
Project/Applicant: Pine Terrace Baptist Church  
Represented by Michael Wiggins  
Location: 6212 Pine Blossom Road, Milton, FL  
Parcel: 29-1N-28-0000-04307-0000  
Zoned: R2 (Medium Density Residential)  
**Request 1:** **Variance Request to increase the allowable height of the sign from 6 feet to 12 feet**  
**Request 2:** **Variance Request to increase the allowable size of the sign from 32 square feet to 48 square feet. (LDC 8.06.05.A)**  
District: Commissioner District #3
7. [2014-CU-011](#)  
Project/Applicant: Tony Moyer and Drew Killingsworth  
Location: 1900 block of Highway 87 South, Navarre, FL  
A Portion of Parcel: 20-2S-26-0000-00510-0000  
Zoned: HCD (Highway Commercial Development)-HON (Heart of Navarre)  
**Request:** **Conditional Use request to allow a vehicle sales and service within the Heart of Navarre Overlay (LDC 6.09.02.HH)**  
District: Commissioner District #4
8. [2014-CU-012](#)  
Project/Applicant: Lifeguard Ambulance Service of FL  
Represented by Jason Kimbrell  
Location: 4340 Avalon Boulevard, Milton, FL  
A Portion of Parcel: 17-1N-28-0000-07802-0000  
Zoned: HCD (Highway Commercial Development)  
**Request:** **Conditional Use request to allow a helipad within HCD (Highway Commercial Development) (LDC 6.09.02.J)**  
District: Commissioner District #2

And

**2014-V-042**

Project/Applicant: Lifeguard Ambulance Service of FL  
Represented by Jason Kimbrell  
Location: 4340 Avalon Boulevard, Milton, FL  
Parcel: 17-1N-28-0000-07802-0000  
Zoned: HCD (Highway Commercial Development)  
**Request 1:** **Variance Request to increase the maximum Decibel level from 55 dB to 94 dB to accommodate a helicopter taking off and landing.**  
**Request 2:** **Variance Request to eliminate the required buffer on the south side (LDC 11.03.02, 7.01.05.F)**  
District: Commissioner District #2

**9. 2014-R-011**

Project/Applicant: Godwin Development Co., Inc.  
Represented by Buddy Page  
Location: 4600 and 4700 block of Soundside Drive, Gulf Breeze, FL  
Parcel: 26-2S-28-0000-04401-0000  
**Existing Zone:** R1 (Single Family Residential)  
**Requested Zone:** RA1 (Single Family Residential)  
**Current FLU:** SFR (Single Family Residential)  
**No change FLU:** SFR (Single Family Residential)  
Area size: (+/-) 184.17 acres  
District: Commissioner District #5

**10. 2014-R-013**

Project/Applicant: Danny Duke  
Location: 6680 Highway 87 N, Milton, FL  
Parcel: 16-2N-28-0000-05401-0000  
**Existing Zone:** HCD (Highway Commercial Development)  
**Requested Zone:** AG (Agriculture)  
**Current FLU:** COMM (Commercial)  
**Proposed FLU:** AG (Agriculture)  
Area size: (+/-) 1.48 acres  
District: Commissioner District #3

**11. 2014-R-014**

Project/Applicant: Olson Land Partners, LLC  
Represented by Erica Floyd, PE for Gulf Civil Engineering, LLC  
Location: 5325 Chumuckla Highway, Pace, FL  
A Portion of Parcel: 05-1N-29-0000-00100-0000  
**Existing Zone:** AG (Agriculture/Rural Residential)  
**Requested Zone:** R1A (Single Family Residential)  
**Current FLU:** AG (Agriculture)  
**Proposed FLU:** SFR (Single Family Residential)  
Area size: (+/-) 45.0 acres  
District: Commissioner District #2

IV. Chairperson Matters: None

V. Planning Department Matters:

**Review of BOCC May 22, 2014, meeting [results](#).**

**Appeal Variance Request 2014-V-029**

**Conditional Use Request 2014-CU-009**

**Rezoning Request 2014-R-006, 2014-R-007, 2014-R-008, 2014-R-009, 2014-R-010**

VI. Announcement of Next Zoning Board Meeting (Thursday, July 10, 2014)

VII. Adjournment