



**CITY OF ST. PETERSBURG  
PLANNING & DEVELOPMENT SERVICES DEPT.  
DEVELOPMENT REVIEW SERVICES DIVISION  
DEVELOPMENT REVIEW COMMISSION**

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**AGENDA**

**Revised 01-05-2021**

**Council Chambers, City Hall  
175 – 5<sup>th</sup> Street North  
St. Petersburg, Florida 33701**

**January 6, 2021  
Wednesday  
1:00 P.M.**

**A. OPENING REMARKS OF CHAIR**

**B. PLEDGE OF ALLEGIANCE**

**C. ROLL CALL**

**D. APPROVAL OF MINUTES OF December 2, 2020**

**E. DEFERRAL**

- 1. Case No. 20-32000012 – 2713 10<sup>th</sup> Street North – Deferred to February 3, 2021 at the Request of the Applicant.**

**F. PUBLIC HEARING AGENDA**

**EXTENSION REQUEST**

- 1. Case No. 20-33000022 – 7601 Dr. Martin Luther King Jr. Street North**

**LEGISLATIVE**

- 2. LDR – Flood Ordinance Amendments**

**QUASI-JUDICIAL**

- 3. Case No. 20-31000016 – 5475 3<sup>rd</sup> Lane North – Deferred from December 2, 2020.**
- 4. Case No. 20-54000056 – 1035 28<sup>th</sup> Street North – Deferred from December 2, 2020.**
- 5. Case No. 20-54000010 – 2130 Central Avenue**
- 6. Case No. 20-54000057 – 4035 7<sup>th</sup> Avenue North**
- 7. Case No. 20-54000069 – 3121 10<sup>th</sup> Avenue North**
- 8. Case No. 20-31000011 – 5501 31<sup>st</sup> Street South**

**G. ADJOURNMENT**

Every person in any City facility will be required to comply with the public safety protocols recommended by the Centers for Disease Control and Prevention and local health authorities, including wearing a mask in common areas, maintaining 6 feet of distance, and other safety practices.

If you are a person with a disability who needs an accommodation in order to participate in this meeting or have any questions, please contact the City Clerk's Office at 893-7448. If you are deaf/hard of hearing and require the services of an interpreter, please call our TDD number, 892-5259, or the Florida Relay Service at 711, as soon as possible. The City requests at least 72 hours advance notice, prior to the scheduled meeting, for accommodations.

**AGENDA ITEM E-1      CASE NO. 20-32000012      G-16**

DEFERRED TO FEBRUARY 3, 2021

**AGENDA ITEM F-1      EXTENSION REQUEST**

**DRC Case No. 20-33000022 - 7601 Dr. Martin Luther King Jr. Street North**

Approval of an extension to January 6, 2022 of a vacation of a 16-foot north/south alley located between Block 1, Lot 1 of the Northside Replat and Lot 147 of the Gandy Highway Subdivision, abutting 7601 Dr. Martin Luther King, Jr. Street North and 871 76<sup>th</sup> Avenue North.

**AGENDA ITEM F-2      LDR– FLOOD ORDINANCE AMENDMENTS**

CITY FILE 2020-06:      Flood Ordinance Amendments

**AGENDA ITEM F-3      CASE NO. 20-31000016      DEFERRAL      E-30**

REQUEST:      Approval of a Site Plan modification to redevelop an existing mobile home park with a 415-unit residential development in the NSM-1 zoning district.

OWNER:      SD St. Pete 454, LLC  
2639 Professional Circle, Suite 101  
Naples, Florida 34119

AGENT:      R. Donald Mastry  
Trenam Law  
200 Central Avenue, Suite 1600  
Saint Petersburg, Florida 33701

ADDRESS:      5475 3<sup>rd</sup> Lane North

PARCEL ID NOS.:      31-30-17-61389-000-0010

LEGAL DESCRIPTION:      On File

ZONING:      Neighborhood Suburban Multi-Family (NSM-1)

AGENDA ITEM F-4	CASE NO. 20-5400056	DEFERRAL	I-8
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REQUEST: Approval of a variance to install a standard driveway in the side yard instead of on the alley in the NT-2 zoning district.

OWNER: Dinitry Izotov  
11940 Royce Waterford Circle  
Tampa, Florida 33626

AGENT: David Arch  
4391 31<sup>st</sup> Avenue North  
Saint Petersburg, Florida 33713

ADDRESS: 1035 28<sup>th</sup> Street North

PARCEL ID NO.: 14-31-16-57240-000-0510

LEGAL DESCRIPTION: On File

ZONING: Neighborhood Traditional Single-Family (NT-2)

AGENDA ITEM F-5	CASE NO. 20-5400010	H-2
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REQUEST: Approval of an after the fact variance to surface material for a previously approved grass parking lot to be improved with crushed shell in the CCT-2 zoning district.

OWNER: W B OF Pinellas, LLC  
P.O. Box 66959  
St Pete Beach, Florida 33736

AGENT: Fred Bickley  
Bickley Realty Advisors  
7221 50<sup>th</sup> Street  
Pinellas Park, Florida 33781

ADDRESS: 2130 Central Avenue

PARCEL ID NO.: 24-31-16-44190-004-0040

LEGAL DESCRIPTION: On File

ZONING: Corridor Commercial Traditional (CCT-2)

AGENDA ITEM F-6	CASE NO. 20-5400057	L-6
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REQUEST: Approval of a variance to install a driveway in the front yard with alley access in the NT-2 zoning district.

OWNER: Anthony Costello and Susie Carbray  
4035 7<sup>th</sup> Avenue North  
Saint Petersburg, Florida 33713

ADDRESS: 4035 7<sup>th</sup> Avenue North

PARCEL ID NO.: 15-31-16-58518-006-0120

LEGAL DESCRIPTION: On File

ZONING: Neighborhood Traditional Single-Family (NT-2)

**AGENDA ITEM F-7                      CASE NO. 20-5400069                      J-8**

REQUEST:                      Approval of a variance to reduce the front yard setback from 25-feet required to 20-feet proposed to enclose a portion of a front porch in the NT-2 zoning district.

OWNER:                      Azure Bay Investment Group, LLC  
c/o Sandra Vratsanos  
2180 Park Place Drive  
Slatington, Pennsylvania 18080

AGENT:                      Woodrow M. Wilson  
1408 Wilson Road  
Clearwater, Florida 33755

ADDRESS:                      3121 10<sup>th</sup> Avenue North

PARCEL ID NO.:                      14-31-16-28188-006-0030

LEGAL DESCRIPTION:                      On File

ZONING:                      Neighborhood Traditional Single-Family (NT-2)

**AGENDA ITEM F-8                      CASE NO. 20-3100011                      J-29**

REQUEST:                      Approval of modification to a previously approved Site Plan and Special Exception use for a House of Worship in the NS-1 zoning district.

OWNER:                      Pinellas Community Church, Inc.  
5501 31<sup>st</sup> Street South  
Saint Petersburg, Florida 33712

AGENT:                      H. Duane Milford  
7720 Pullara Drive  
Odessa, Florida 33556

ADDRESS:                      5501 31<sup>st</sup> Street South

PARCEL ID NO.:                      11-32-16-69630-001-0010

LEGAL DESCRIPTION:                      On File

ZONING:                      Neighborhood Suburban Single-Family (NS-1)

**AGENDA ITEM G                      ADJOURNMENT**