



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

AGENDA
(Revised 12-04-18)

Council Chambers, City Hall
175 – 5th Street North
St. Petersburg, Florida 33701

December 5, 2018
Wednesday
2:00 P.M.

- A. OPENING REMARKS OF CHAIR AND SWEARING IN OF WITNESSES
 - B. ROLL CALL
 - C. APPROVAL OF MINUTES OF November 7, 2018
 - D. PUBLIC COMMENTS
 - E. PUBLIC HEARING DEFERRAL
 - 1. Case No. 18-33000010 - 3800 17th Avenue North – Deferred. Will be re-noticed.
 - F. PUBLIC HEARING AGENDA
 - 1. Case No. 18-33000008 – 734 and 734 ½ 35th Avenue South and 727 and 731 36th Avenue South – Deferred from November 7, 2018
 - 2. Case No. 18-33000011 – 1301 1st Avenue North, et al.
- QUASI-JUDICIAL**
- 3. Case No. 18-54000078 – 920 Beach Drive Northeast – Deferred from November 7, 2018
 - 4. Case No. 18-54000083 – 205 14th Avenue Northeast
 - 5. Case No. 18-54000086 – 2728 13th Street North
 - 6. Case No. 18-54000087 – 416 19th Avenue Northeast
 - 7. Case No. 18-32000015 – 343 4th Avenue North
 - 8. Case No. 18-31000016 – 233 and 249 5th Street North, 420 and 442 3rd Avenue North, and 430 3rd Avenue North
 - 9. Case No. 18-31000017 – 125 56th Avenue South
- LEGISLATIVE**
- 10. LDR Amendment – Outdoor Performing Arts Venue
- G. ADJOURNMENT**

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, and every effort will be made to provide that service for you. If you are a person with a disability who needs an accommodation in order to participate in this/these proceedings or have any questions, please contact the City Clerk's Office at 893-7448.

AGENDA ITEM #F-2**CASE NO. 18-33000011****G-10**

REQUEST: Approval of the vacations of 14th Street North between the southern boundary of 2nd Avenue North and the southern boundary of Arlington Avenue North, Arlington Avenue North between the western boundary of 13th Street North and the western boundary of 14th Street North, the south seven and one-half (7 ½) feet of lot 47, and the east-west alley south of 2nd Avenue North between 13th Street North and 14th Street North, of the revised plat of Jackson Park Subdivision of the City of St. Petersburg, Florida.

OWNER: City of St. Petersburg
1 Fourth Street North
Saint Petersburg, Florida 33701

AGENT: Jay Lund
City of St. Petersburg
1 Fourth Street North
Saint Petersburg, Florida 33701

ADDRESSES AND
PARCEL ID NOS.: None; 24-31-16-43668-000-0290
None; 24-31-16-43668-000-0450
1301 Arlington Avenue North; 24-31-16-43668-000-0430
1325 Arlington Avenue North; 24-31-16-43668-000-0460
1301 1st Avenue North; 24-31-16-73179-001-0010
170 13th Street North; 24-31-16-43668-000-0292
129 14th Street North; 24-31-16-43668-000-0471
143 14th Street North; 24-31-16-43668-000-0472
159 14th Street North; 24-31-16-43668-000-0470
1328 2nd Avenue North; 24-31-16-43668-000-0250

LEGAL DESCRIPTION: On File

ZONING: Downtown Center-1 (DC-1)

AGENDA ITEM #F-3 CASE NO. 18-5400078 D-8

REQUEST: Approval of an after-the-fact variance to the NT vehicular connection regulations to allow parking in front of a residence, to the impervious surface coverage for required front yards, and to allow the installation of a driveway in a required front yard.

OWNER: Anne Soehl
920 Beach Drive Northeast
Saint Petersburg, Florida 33701

AGENT: Larry Cremo
920 Beach Drive Northeast
Saint Petersburg, Florida 33701

ADDRESS: 920 Beach Drive Northeast

PARCEL ID NO.: 17-31-17-03435-010-0110

LEGAL DESCRIPTION: On File

ZONING: Neighborhood Traditional Single-Family-3 (NT-3)

AGENDA ITEM #F-4 CASE NO. 18-5400083 E-10

REQUEST: Approval of a variance to the required interior side yard setback from 7.5-feet to 0-feet, and to the rear yard setback from 7-feet to 2.83-feet and to allow a 2nd floor addition to an existing accessory structure.

OWNER: Alejandro Kuga
205 14th Avenue Northeast
Saint Petersburg, Florida 33701

ADDRESS: 205 14th Avenue Northeast

PARCEL ID NO.: 18-31-17-15426-032-0080

LEGAL DESCRIPTION: On File

ZONING: Neighborhood Traditional Single-Family-3 (NT-3)

AGENDA ITEM #F-5 CASE NO. 18-5400086 G-16

REQUEST: Approval of a variance to the required rear yard setback from 6-feet to 4.13-feet to rebuild a detached garage.

OWNER: Michael and Vanessa Albert
2728 13th Street North
Saint Petersburg, Florida 33704

ADDRESS: 2728 13th Street North

PARCEL ID NO.: 12-31-16-51084-000-0040

LEGAL DESCRIPTION: On File

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

AGENDA ITEM #F-6 CASE NO. 18-5400087 D-12

REQUEST: Approval of variances to maximum residential intensity from 0.60 floor area ratio permitted with bonuses to 0.67 floor area ratio to expand existing 2nd floor, and to required front yard setbacks from 23-feet to 15.5-feet for an open porch and from 30-feet to 22-feet to expand existing 2nd floor aligning with 1st floor.

OWNER: Scott Stewart and Kara McFadden
416 19th Avenue Northeast
Saint Petersburg, Florida 33704

ADDRESS: 416 19th Avenue Northeast

PARCEL ID NO.: 17-31-17-83218-046-0050

LEGAL DESCRIPTION: On File

ZONING: Neighborhood Traditional Single-Family-3 (NT-3)

AGENDA ITEM #F-7 CASE NO. 18-3200015 E-4

REQUEST: Approval of a Special Exception and related Site Plan to convert an existing Assisted Living Facility to an office.

OWNER: Roberto Cabrera
343 4th Avenue North
Saint Petersburg, Florida 33701

AGENT: Buddy Sauter
P.O. Box 76252
Saint Petersburg, Florida 33734

ADDRESS: 343 4th Avenue North

PARCEL ID NO.: 19-31-17-74466-005-0111

LEGAL DESCRIPTION: On File

ZONING: Downtown Center-2 (DC-2)

AGENDA ITEM #F-8 CASE NO. 18-31000016 F-4

REQUEST: Approval of a Site Plan to construct a 21-story mixed-use building with 10,890 square feet of commercial space and 270-dwelling units. The applicant is requesting floor area ratio bonuses.

OWNER: Cara FL Properties, LLC
430 3rd Avenue North
Saint Petersburg, Florida 33701

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

REGISTERED OPPONENT: Lynn J. Merhige
120 Snell Isle Boulevard
Saint Petersburg, Florida 33704

ADDRESSES AND PARCEL ID NOS.: 420 3rd Avenue North; 19-31-17-21006-000-0010
442 3rd Avenue North; 19-31-17-21006-000-0030
430 3rd Avenue North; 19-31-17-21006-000-0080
233 5th Street North; 19-31-17-21006-000-0060
249 5th Street North; 19-31-17-21006-000-0040

LEGAL DESCRIPTION: On File

ZONING: Downtown Center-1 (DC-1)

AGENDA ITEM #F-9 CASE NO. 18-31000017 E-29

REQUEST: Approval of a modification to the previously approved site plan to modify the allowable gross floor area for residential and non-residential buildings, with no change to the previously approved 309 units.

OWNER: Westminster Shores, Inc.
80 West Lucerne Circle
Orlando, Florida

AGENT: Marilyn Healy, Esq.
401 East Jackson Street, Suite 1700
Tampa, Florida 33602

ADDRESS: 125 56th Avenue South

PARCEL ID NO.: 07-32-17-02235-001-0010

LEGAL DESCRIPTION: On File

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

AGENDA ITEM #F-10 LDR Amendment – Outdoor Performing Arts Venue

AGENDA ITEM #G ADJOURNMENT