



TOWN OF REDINGTON BEACH, FLORIDA
BOARD OF ADJUSTMENT
REGULAR MEETING MINUTES

Thursday, August 19, 2021
7:00 PM

The Board of Adjustment meeting was called to order at 7:00pm by Chairman Hawthorne.

Roll call was taken: Mr. Darcy Bellemore, Mr. Ken Sulewski, Mr. James Sommer, Mr. Mike Morgan, Chairman Wally Hawthorne and Attorney Erica Augello were present; Shawntay Skjoldager, Building Commissioner; Mayor David Will; Jeff Knight, Curtis Pools; and Deputy Clerk, Adriana Nieves. Attending telephonically was Building Official, Bruce Cooper.

Pledge of Allegiance followed by a moment of silence.

Approval of agenda: Agenda of August 19, 2021 was approved with all ayes.

Approval of minutes: Minutes of July 15, 2021 was approved with all ayes.

New Business:

Attorney Augello swore in all witnesses giving testimony.

Attorney Augello announced that the first applicant, Darcy Bellemore, is a member of the Board of Adjustment and as such will not be part of the decision-making process, but will only be heard as the applicant. Mr. Bellemore submitted a Form 8B, Memorandum of Voting Conflict for County, Municipal, and other Local Public Officers.

Attorney Augello read the following:

Property located at 16019 Redington Drive, LONE PALM BEACH 3RD ADD BLK 22, LOT 4 of the Pinellas County Public Records, is requesting the Board of Adjustment approve a variance request to replace an existing dock with a new dock and tie poles which will extend 36 feet in length. Section 5-57(a)(17)(e) of the Town's Code of Ordinances states *"The maximum allowable dock facility shall be within a 30-foot length from the seawall."*

Applicant Darcy Bellemore submitted an additional drawing to the Board members which showed better details of the new dock. He testified that he would like to replace his existing dock and tie poles with a new dock facility which will extend 36 feet from the seawall. The boat lift would remain in the same general location as it is currently. The new dock will be smaller in overall square feet and also higher in elevation to better align with the seawall. Mr. Bellemore testified that the docks adjacent to his property are 40 feet in length.

Chairman Hawthorne asked for public comments, of which there were none.

The Board discussed among themselves. Chairman Hawthorne noted that 3 neighbors had submitted letters of approval. There were no letters of objection.

Mr. Sulewski made the motion to approve the application to build a dock which will extend 36 feet from the seawall. Mr. Sommer seconded. Roll call vote was taken and Motion carried with 3 ayes and 1 nay.

	Motion	Second	Aye	Nay	Absent
Chairman Hawthorne			X		
Darcy Bellemore					
Ken Sulewski	X		X		
James Sommer		X	X		
Mike Morgan				X	

Attorney Augello read the following:

Property located at 15713 Gulf Blvd., LONE PALM BEACH 1ST ADD BLK 11, LOT 5 of the Pinellas County Official Records, is requesting the Board of Adjustment approve a variance request to install swimming pool equipment which will encroach into the side-yard setback area. Town Code Chapter 6 Section 6-65(b) states: *"All permanent installations of any kind, located above grade, in building setback areas (front, side and rear) is prohibited except for air conditioning condensing units, power generation systems and similar mechanical equipment, and fuel tanks required for same."*

The applicants were represented by Jeff Knight of Curtis Pools. Mr. Knight testified that the homeowners wanted to install a swimming pool and the pool equipment would encroach into the side setback. The structure was built in 1947 and was built out to the setbacks. Mr. Knight stated that several properties in the area had pool equipment in the side yards.

Building Official Bruce Cooper testified that that since pool equipment is similar in nature to mechanical equipment or generators, there would not be any real concern based on his interpretation of the Code.

The Board asked the applicant to clarify the exact distance into which the pool equipment will encroach. Mr. Knight confirmed that the encroachment will be 4.5 feet.

There was one letter of approval and no letters of objection.

Chairman Hawthorne asked for public comments, of which there were none.

The Board discussed among themselves.

Mr. Bellemore made the motion to approve the application to encroach into the setback 4.5 feet to install pool equipment. Mr. Sulewski seconded. Roll call vote was taken and motion carried with all ayes.

	Motion	Second	Aye	Nay	Absent
Chairman Hawthorne			X		
Darcy Bellemore	X		X		
Ken Sulewski		X	X		
James Sommer			X		
Mike Morgan			X		

With no further business, Chairman Hawthorne adjourned the meeting at 7:17pm.



Adriana Nieves, CMC, CFM
Deputy Town Clerk