



**CITY OF  
TALLAHASSEE**

# **TALLAHASSEE-LEON COUNTY BOARD OF ADJUSTMENT & APPEALS**

**CITY AGENDA: Thursday, May 14, 2026**

**1:00 pm**

## **MEETING INFORMATION:**

**MEETING LOCATION:** All Board of Adjustment and Appeals meetings will be held in the 2<sup>nd</sup> floor conference room at Renaissance Center located at 435 N. Macomb St. For information about how to participate in the meeting please contact Land Use and Environmental Services at (850) 891-7001, Option 4, or contact [Zoning@talgov.com](mailto:Zoning@talgov.com).

**AMERICANS WITH DISABILITIES ACT:** The City of Tallahassee is committed to compliance with the Americans with Disabilities Act (ADA). Special accommodations will be provided upon request. Request for accommodations, with regard to equal access to communications, should be directed to [Zoning@talgov.com](mailto:Zoning@talgov.com).

Documentation associated with each agenda item, as well as more information on other meetings and projects, is available on our website at:

[https://www.talgov.com/growth/gm\\_meetings](https://www.talgov.com/growth/gm_meetings)

The interactive map will allow you to access documentation and details associated with each project.

## **GENERAL MEETING GUIDELINES**

This meeting is held to review and decide on variance requests for single-family and duplex dwelling units, as well as variances to the chapter 7, sign code.

For more information on projects presented at the Board of Adjustment and Appeals (BOAA) meeting please visit <https://www.talgov.com/growth/growth-apps-landuse>

## **PUBLIC PARTICIPATION**

BOAA meetings are conducted as quasi-judicial proceedings. By request, any members of the public present at the meeting will have an opportunity to speak on a specific project or an item not on the agenda. The public comment is received after the presentation for each project, prior to the Board's decision. Each speaker will be limited to three minutes.

Members of the public can also submit written comments to be considered to [Zoning@talgov.com](mailto:Zoning@talgov.com) or directly to the project coordinator listed on the agenda.

For more information on public participation and ways to become more involved please visit:

[https://www.talgov.com/growth/gm\\_meetings](https://www.talgov.com/growth/gm_meetings)

**MEETING MINUTES**

Approval of the 4/9/2026, Minutes

**Approved** \_\_\_\_\_ **Denied** \_\_\_\_\_ **Continued To** \_\_\_\_\_

**OLD BUSINESS**

**TVA260003 - The Bradford Apartment**

AGENT: Addie Mentry, (727) 614-1680

PROJECT LOCATION: 2117 LAKE BRADFORD RD (TAX ID# 4102204470000)

ZONING DISTRICT: CU-45 (Central Urban - 45) and within the Multi-Modal Transportation District

PROJECT DESCRIPTION: A request by the Tallahassee Housing Authority to vary from the standards of Chapter 7, Section 7-62(d) of the Tallahassee Land Development Code. If the variance is granted, the Applicant will be allowed to increase the number of allowable wall signs from two to four. The Applicant will also be allowed to increase the maximum allowable sign area from 32 square feet to 50.5 square feet along the Kissimmee Street frontage and increase the maximum allowable sign area from 32 square feet to 100.10 along the Lake Bradford Road frontage if this variance is granted. Additionally, the applicant has requested an additional sign facing the interior area of the property.

PROJECT COORDINATOR: Sabrina Greer, Planner I, [Sabrina.Greer@Talgov.com](mailto: Sabrina.Greer@Talgov.com)

**Approved** \_\_\_\_\_ **Denied** \_\_\_\_\_ **Continued To** \_\_\_\_\_

**NEW BUSINESS**

**TVA260009 - Thomasville Road Baptist Church - Sign Variance**

APPLICANT: Holland Thornton, 8502247446

PROJECT LOCATION: 3131 THOMASVILLE RD (TAX ID# 1117202200000)

ZONING DISTRICT: R-1 (Single Family Detached R-1)

PROJECT DESCRIPTION: A request by Thomasville Road Baptist Church to vary from the standards of Sec. 7-62(a)(1) of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to place a sign on a property that is located in a residential zoning district.

PROJECT COORDINATOR: Lance Jacobson, Principal Planner, [Lance.Jacobson@talgov.com](mailto: Lance.Jacobson@talgov.com)

**Approved** \_\_\_\_\_ **Denied** \_\_\_\_\_ **Continued To** \_\_\_\_\_

**TVA260010 - The Learning Experience S2**

APPLICANT: Zachary Joanos, 8505766847

PROJECT LOCATION: 3615 S BLAIR STONE RD (TAX ID# 3116240000020)

ZONING DISTRICT: PUD (Southwood Planned Unit Development)

PROJECT DESCRIPTION: A request by Askari Rental LLC to vary from Sec. 7-62 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to increase the maximum number of wall signs for this site from 2 to 3.

PROJECT COORDINATOR: Lily Savage, Senior Planner, [Lily.Savage@talgov.com](mailto: Lily.Savage@talgov.com)

**Approved** \_\_\_\_\_ **Denied** \_\_\_\_\_ **Continued To** \_\_\_\_\_