



**CITY OF  
TALLAHASSEE**

# TALLAHASSEE-LEON COUNTY BOARD OF ADJUSTMENT & APPEALS

**CITY AGENDA: Thursday, March 14, 2024**

**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. A remote attendance option is also available through the WebEx meeting service. For information about how to view or 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).

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## **GENERAL MEETING GUIDELINES**

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## **PUBLIC PARTICIPATION**

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## **MEETING MINUTES**

Approval of the 2/8/2024, Minutes

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

## **OLD BUSINESS**

### **TVA230034 - HTeaO Tallahassee**

AGENT: Cathy Song, (210) 202-0123

PROJECT LOCATION: 2320 Capital Circle NE (TAX ID# 1116500000030)

ZONING DISTRICT: PUD (Capital Hill Plaza Planned Unit Development)

PROJECT DESCRIPTION: A request by Express Layla LLC to vary from the requirements of Chapter 7 of the Tallahassee Land Development Code. If the variance is granted, the applicant will be allowed to add an additional wall sign on the north face of the building and increase the allowed sign square footage from 68 square feet to 97 square feet.

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

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

## **NEW BUSINESS**

### **TVA240007 - Cordiano**

AGENT: NRG Industries, Inc., Laura Hoover, (850) 224-7433

PROJECT LOCATION: 2508 BLUEBELL PL (TAX ID# 112883 H0090)

ZONING DISTRICT: RP-1 (Residential Preservation-1)

PROJECT DESCRIPTION: A request by Victor C. Cordiano, Sr. and Ma Cordiano to vary from the rear building setback requirements of Section 10-241 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to reduce the rear setback from 25 feet to 15 feet to construct a screened room.

PROJECT COORDINATOR: Tyler Maldonado, Senior Planner, [Tyler.Maldonado@talgov.com](mailto:Tyler.Maldonado@talgov.com)

### **TVA240002 - 1125 Birmingham Street**

AGENT: Magnolia Engineering, Carmen Bourgeois Greene, (850) 385-0203

PROJECT LOCATION: 1125 BIRMINGHAM ST (TAX ID# 2126210000040)

ZONING DISTRICT: RP-2 (Residential Preservation-2) and is located within the Multi-Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Tallahassee Lenders Consortium Inc. to vary from the parking location requirements of Section 10-285.4 of the Tallahassee Land Development Code. The Tallahassee Land Development Code currently allows 1 parking space in the first layer (between the townhome and the street). If the variance is granted, the applicant will be allowed to add an additional parking space in front of the townhome.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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

**TVA240003 - 1129 Birmingham Street**

AGENT: Magnolia Engineering, Carmen Bourgeois Greene, (850) 385-0203

PROJECT LOCATION: 1129 BIRMINGHAM ST (TAX ID# 2126210000030)

ZONING DISTRICT: RP-2 (Residential Preservation-2) and is located within the Multi-Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Tallahassee Lenders Consortium Inc. to vary from the parking location requirements of Section 10-285.4 of the Tallahassee Land Development Code. The Tallahassee Land Development Code currently allows 1 parking space in the first layer (between the townhome and the street). If the variance is granted, the applicant will be allowed to add an additional parking space in front of the townhome.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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

**TVA240005 - 1133 Birmingham Street**

AGENT: Magnolia Engineering, Carmen Bourgeois Greene, (850) 385-0203

PROJECT LOCATION: 1133 BIRMINGHAM ST (TAX ID# 2126210000020)

ZONING DISTRICT: RP-2 (Residential Preservation-2) and is located within the Multi-Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Tallahassee Lenders Consortium Inc. to vary from the parking location requirements of Section 10-285.4 of the Tallahassee Land Development Code. The Tallahassee Land Development Code currently allows 1 parking space in the first layer (between the townhome and the street). If the variance is granted, the applicant will be allowed to add an additional parking space in front of the townhome.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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

**TVA240006 - 1137 Birmingham Street**

AGENT: Magnolia Engineering, Carmen Bourgeois Greene, (850) 385-0203

PROJECT LOCATION: 1137 BIRMINGHAM ST (TAX ID# 2126210000010)

ZONING DISTRICT: RP-2 (Residential Preservation-2) and is located within the Multi-Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Tallahassee Lenders Consortium Inc. to vary from the parking location requirements of Section 10-285.4 of the Tallahassee Land Development Code. The Tallahassee Land Development Code currently allows 1 parking space in the first layer (between the townhome and the street). If the variance is granted, the applicant will be allowed to add an additional parking space in front of the townhome.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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



**CITY OF  
TALLAHASSEE**

# TALLAHASSEE-LEON COUNTY BOARD OF ADJUSTMENT & APPEALS

**CITY AGENDA: Thursday, April 11, 2024**

**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. A remote attendance option is also available through the WebEx meeting service. For information about how to view or 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).

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## **PUBLIC PARTICIPATION**

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**MEETING MINUTES**

Approval of the 2/8/2024, Minutes

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

**OLD BUISINESS**

**TVA240002 - 1125 Birmingham Street**

AGENT: Magnolia Engineering, Carmen Bourgeois Greene, (850) 385-0203

PROJECT LOCATION: 1125 BIRMINGHAM ST (TAX ID# 2126210000040)

ZONING DISTRICT: RP 2 (Residential Preservation 2) and is located within the Multi Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Tallahassee Lenders Consortium Inc. to vary from the parking location requirements of Section 10 285.4 of the Tallahassee Land Development Code. The Tallahassee Land Development Code currently allows 1 parking space in the first layer (between the townhome and the street). If the variance is granted, the applicant will be allowed to add an additional parking space in front of the townhome.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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

**TVA240003 - 1129 Birmingham Street**

AGENT: Magnolia Engineering, Carmen Bourgeois Greene, (850) 385-0203

PROJECT LOCATION: 1129 BIRMINGHAM ST (TAX ID# 2126210000030)

ZONING DISTRICT: RP 2 (Residential Preservation 2) and is located within the Multi Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Tallahassee Lenders Consortium Inc. to vary from the parking location requirements of Section 10 285.4 of the Tallahassee Land Development Code. The Tallahassee Land Development Code currently allows 1 parking space in the first layer (between the townhome and the street). If the variance is granted, the applicant will be allowed to add an additional parking space in front of the townhome.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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

**TVA240005 - 1133 Birmingham Street**

AGENT: Magnolia Engineering, Carmen Bourgeois Greene, (850) 385-0203

PROJECT LOCATION: 1133 BIRMINGHAM ST (TAX ID# 2126210000020)

ZONING DISTRICT: RP 2 (Residential Preservation 2) and is located within the Multi Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Tallahassee Lenders Consortium Inc. to vary from the parking location requirements of Section 10 285.4 of the Tallahassee Land Development Code. The Tallahassee Land Development Code currently allows 1 parking space in the first layer (between the townhome and the street). If the variance is granted, the applicant will be allowed to add an additional parking space in front of the townhome.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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

**TVA240006 - 1137 Birmingham Street**

AGENT: Magnolia Engineering, Carmen Bourgeois Greene, (850) 385-0203

PROJECT LOCATION: 1137 BIRMINGHAM ST (TAX ID# 2126210000010)

ZONING DISTRICT: RP 2 (Residential Preservation 2) and is located within the Multi Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Tallahassee Lenders Consortium Inc. to vary from the parking location requirements of Section 10 285.4 of the Tallahassee Land Development Code. The Tallahassee Land Development Code currently allows 1 parking space in the first layer (between the townhome and the street). If the variance is granted, the applicant will be allowed to add an additional parking space in front of the townhome.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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

**TVA240007 - Cordiano**

AGENT: NRG Industries, Inc., Laura Hoover, (850) 224 7433

PROJECT LOCATION: 2508 BLUEBELL PL (TAX ID# 112883 H0090)

ZONING DISTRICT: RP 1 (Residential Preservation 1)

PROJECT DESCRIPTION: A request by Victor C. Cordiano, Sr. and Ma Cordiano to vary from the rear building setback requirements of Section 10 241 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to reduce the rear setback from 25 feet to 15 feet to construct a screened room.

PROJECT COORDINATOR: Tyler Maldonado, Senior Planner, [Tyler.Maldonado@talgov.com](mailto:Tyler.Maldonado@talgov.com)

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



**CITY OF  
TALLAHASSEE**

# TALLAHASSEE-LEON COUNTY BOARD OF ADJUSTMENT & APPEALS

**CITY AGENDA: Thursday, May 9, 2024**

**1:00 pm**

## **MEETING INFORMATION:**

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Macomb St. A remote attendance option is also available through the WebEx meeting service. For information about how to view or 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).

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## **MEETING MINUTES**

Approval of the 4/11/2024, Minutes

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

## **NEW BUSINESS**

### **TVA230009 - Clear Connect Medical Imaging/ Permit TBS220200/220226#**

AGENT: Bob Becksted, (727) 724-4169

PROJECT LOCATION: 2369 PHILLIPS RD (TAX ID# 1129210000020)

ZONING DISTRICT: OR-3 (Office Residential)

PROJECT DESCRIPTION: A request by Shycollie, LLC to vary from the standards in Chapter 7, Section 7-62(4) of the Tallahassee Land Development Code. If the variance is granted, the applicant will be allowed to add two wall signs to the structure elevations, one on the south and one on the east.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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

### **TVA240010 - Tesla Tallahassee**

AGENT: Moore Bass Consulting, Inc., (850) 222-5678

PROJECT LOCATION: 2412 W TENNESSEE ST (TAX ID# 212750 B0010)

ZONING DISTRICT: CP (Commercial Parkway) and is located within the Multi-Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Tallahassee Motors, LLC to vary from standards in Chapter 7, Section 7-62(a)(2) and (4) of the Tallahassee Land Development Code. If the variance is granted, the applicant will be allowed to increase the number of walls signs facing Tennessee street from one wall sign to three wall signs and increase the allowable total wall sign area from 200 square feet to 259.75 square feet.

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

### **TVA240011 - Nava-6319 Belgrand Dr**

APPLICANT: Casey Meeks, 8505095466

PROJECT LOCATION: 6319 BELGRAND DR (TAX ID# 141925 H0620)

ZONING DISTRICT: RP-1 (Residential Preservation-1)

PROJECT DESCRIPTION: A request by Jonathan and Kristen Nava to vary from the standards in Chapter 10, Section 10-411 of the Tallahassee Land Development Code. If the variance is granted, the rear setback will be allowed to be reduced from 10 feet to 8.5 feet.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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





**CITY OF  
TALLAHASSEE**

# TALLAHASSEE-LEON COUNTY BOARD OF ADJUSTMENT & APPEALS

**CITY AGENDA: Thursday, June 13, 2024**

**1:00 pm**

## **MEETING INFORMATION:**

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## **MEETING MINUTES**

Approval of the 5/9/2024, Minutes

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

## **NEW BUSINESS**

### **TVA230033 - HEWITT-BROWN CARPORT**

APPLICANT: Michael Hewitt-Brown, (850) 566-4190

PROJECT LOCATION: 617 BEARD ST (TAX ID# 113050 F0010)

ZONING DISTRICT: RP-2 (Residential Preservation-2) and is located within the Multi-Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Michael Hewitt-Brown to vary from standards in Chapter 10, Section 10-285, Table 10A of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to reduce the minimum side setback from 5 feet to 1.5 feet for the construction of a carport.

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

### **TVA240008 - Circle K at Welaunee & Dempsey Mayo**

AGENT: Karen Dodge, (630) 978-4110

PROJECT LOCATION: 2791 WELAUNEE BLVD (TAX ID# 11153700A0010)

ZONING DISTRICT: Planned Unit Development (Canopy PUD)

PROJECT DESCRIPTION: A request by Tamiz Opp Fund, LLC. to vary from standards in Chapter 7, Section 7-62 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to install an additional wall sign facing the interior property line. This request would increase the total number of allowed wall signs from two wall signs to three wall signs for the site. The third wall sign would be 63.5 square feet and located on the south convenience store building elevation that faces an interior property line.

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

### **TVA240009 - WAWA #5440**

AGENT: Angela McNutt, (727) 573-7757

PROJECT LOCATION: 3534 THOMASVILLE RD (TAX ID# 1105200030000)

ZONING DISTRICT: AC (Activity Center)

PROJECT DESCRIPTION: A request by BW Thomasville Macclay, LLC to vary from the standards of Chapter 7, Section 7-62 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to install two additional wall signs facing an interior property line totaling 60.34 square feet. This request would increase the total number of allowed wall signs from two wall signs to three wall signs for the site.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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

**TVA240012 - WAWA 5447**

AGENT: Angela McNutt, (727) 573-7757

PROJECT LOCATION: 5431 Capital Circle SW (TAX ID# 3119210000010)

ZONING DISTRICT: C-2 (General Commercial)

PROJECT DESCRIPTION: A request by BW Capital Circle Woodville, LLC to vary from the standards of Chapter 7, Section 7-62 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to install two additional wall signs, as well as two under canopy spanner signs, totaling 56.1 square feet. This request would increase the total number of allowed wall signs from two wall signs to six wall signs for the site.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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



**CITY OF  
TALLAHASSEE**

# TALLAHASSEE-LEON COUNTY BOARD OF ADJUSTMENT & APPEALS

**CITY AGENDA: Thursday, July 11, 2024**

**1:00 pm**

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**MEETING MINUTES**

Approval of the 6/13/2023, Minutes

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

**NEW BUSINESS**

***\*\*\*No New Applications were Received\*\*\****



**CITY OF  
TALLAHASSEE**

# TALLAHASSEE-LEON COUNTY BOARD OF ADJUSTMENT & APPEALS

**CITY AGENDA: Thursday, August 8, 2024**

**1:00 pm**

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**MEETING MINUTES**

Approval of the 6/13/2024, Minutes

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

**NEW BUSINESS**

**TVA240016 - Montalbano Pool**

APPLICANT: Tom Montalbano, (850) 201-5820

PROJECT LOCATION: 3280 SHANNON LAKES N (TAX ID# 110250 BF0240)

ZONING DISTRICT: RP-1 (Residential Preservation-1)

PROJECT DESCRIPTION: A request by Thomas and Patricia Montalbano to vary from the standards in Chapter 10, Section 10-411 of the Tallahassee Land Development Code. If the variance is granted, a swimming pool will be allowed to be constructed in the side corner yard.

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

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



**CITY OF  
TALLAHASSEE**

# TALLAHASSEE-LEON COUNTY BOARD OF ADJUSTMENT & APPEALS

**CITY AGENDA: Thursday, September 12, 2024**

**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. A remote attendance option is also available through the WebEx meeting service. For information about how to view or 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).

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***\*\*\*No New Applications were Received\*\*\****

***This meeting will be cancelled.***



**CITY OF  
TALLAHASSEE**

# TALLAHASSEE-LEON COUNTY BOARD OF ADJUSTMENT & APPEALS

**CITY AGENDA: Thursday, October 10, 2024**

**1:00 pm**

## **MEETING INFORMATION:**

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**MEETING MINUTES**

Approval of the 8/8/2024, Minutes

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

**NEW BUSINESS**

**TVA240019 - 3582 Wexford Ct.**

AGENT: Jay Schuck

PROJECT LOCATION: 3582 WEXFORD CT (TAX ID# 110344000090)

ZONING DISTRICT: RP-2 (Residential Preservation-2)

PROJECT DESCRIPTION: A request by Hollie Maddox to vary from the standards of Chapter 10, Section 10-241 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to reduce the rear setback from 25’ to 17’ in order to enclose their existing rear patio.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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

**TVA240020 - Liles**

AGENT: Robert Smith, (850) 661-2501

PROJECT LOCATION: 2332 CYPRESS COVE DR (TAX ID# 410835 B0160)

ZONING DISTRICT: RP-1 (Residential Preservation-1)

PROJECT DESCRIPTION: A request by Connie Liles to vary from the standards of Chapter 10, Section 10-241 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to reduce the West/Northwest side setback from 10’ to 3’ and the East/Southeast side setback from 10’ to 5’ in order to construct an addition to the house and bring the existing house into compliance.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, [Joel.Allbritton@talgov.com](mailto:Joel.Allbritton@talgov.com)

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



**CITY OF  
TALLAHASSEE**

# TALLAHASSEE-LEON COUNTY BOARD OF ADJUSTMENT & APPEALS

**CITY AGENDA: Thursday, November 14, 2024**

**1:00 pm**

## **MEETING INFORMATION:**

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**MEETING MINUTES**

Approval of the 10/10/2024, Minutes

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

**OLD BUSINESS**

**TVA240020 - Liles**

APPLICANT: Robert Smith, 850-661-2501

PROJECT LOCATION: 2332 CYPRESS COVE DR (TAX ID# 410835 B0160)

ZONING DISTRICT: RP-1 (Residential Preservation-1)

PROJECT DESCRIPTION: A request by Connie Liles to vary from the standards of Chapter 10, Section 10-241 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to reduce the West/Northwest side setback from 10’ to 3’ and the East/Southeast side setback from 10’ to 5’ in order to construct an addition to the house and bring the existing house into compliance.

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

*This item was continued from the October 10, 2024 BOAA Meeting.*

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

**NEW BUSINESS**

**TVA240022 - Firestone**

APPLICANT: David Clark, 3862381711

PROJECT LOCATION: 2220 CAPITAL CIR NE (TAX ID# 1116240000010)

ZONING DISTRICT: CP (Commercial Parkway)

PROJECT DESCRIPTION: A request by South Atlantic Capital Circle, LLC. to vary from standards in Chapter 7, Section 7-62 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to install an additional wall sign facing the interior property line. This request would increase the total number of allowed wall signs from one wall signs to two wall signs for the site. The third wall sign would be approximately 44.75 square feet and located on the south building elevation that faces an interior property line.

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

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

**TVA240025 - Capital City Bank**

APPLICANT: Doug McLeod, 8505195335

PROJECT LOCATION: 1801 APALACHEE PKWY (TAX ID# 3105200420000)

ZONING DISTRICT: CP (Commercial Parkway)

PROJECT DESCRIPTION: A request by Smith Interests General Partnership, LLP. to vary from standards in Chapter 7, Section 7-62(a)(3) of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to install an additional ground sign along Blair Stone Road. This request would increase the total number of allowed ground signs from two ground signs to three total ground signs for the site. The third ground sign would be approximately 50 square feet and located on the southern end of the property along Blair Stone Road.

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

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

**TVA240026 - 333 Desoto Street**

APPLICANT: Jay Schuck, NA

PROJECT LOCATION: 333 Desoto St (TAX ID# 113063 G0080)

ZONING DISTRICT: RP-1 (Residential Preservation-1) and is located within the Multi-Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Pamela L. Weber to vary from standards in Chapter 10, Section 10-285, Table 10A of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to reduce the minimum side setback from 5 feet to 3 feet and reduce the minimum rear setback from 15 feet to 3 feet for the construction of an addition.

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

**Approved** \_\_\_\_\_

**Denied** \_\_\_\_\_

**Continued To** \_\_\_\_\_



**CITY OF  
TALLAHASSEE**

# TALLAHASSEE-LEON COUNTY BOARD OF ADJUSTMENT & APPEALS

**CITY AGENDA: Thursday, December 12, 2024**

**1:00 pm**

## **MEETING INFORMATION:**

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**MEETING MINUTES**

Approval of the 11/14/2024, Minutes

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

**OLD BUSINESS**

**TVA240020 - Liles**

APPLICANT: Robert Smith, (850) 661-2501

PROJECT LOCATION: 2332 CYPRESS COVE DR (TAX ID# 410835 B0160)

ZONING DISTRICT: RP-1 (Residential Preservation-1)

PROJECT DESCRIPTION: A request by Connie Liles to vary from the standards of Chapter 10, Section 10-241 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to reduce the West/Northwest side setback from 10’ to 3’ and the East/Southeast side setback from 10’ to 5’ in order to construct an addition to the house and bring the existing house into compliance.

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

*This item was continued from the October 10 and November 14, 2024, BOAA Meetings.*

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

**TVA240026 - 333 Desoto Street**

APPLICANT: Jay Schuck

PROJECT LOCATION: 333 Desoto St (TAX ID# 113063 G0080)

ZONING DISTRICT: RP-1 (Residential Preservation-1) and is located within the Multi-Modal Transportation District (MMTD)

PROJECT DESCRIPTION: A request by Pamela L. Weber to vary from standards in Chapter 10, Section 10-285, Table 10A of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to reduce the minimum side setback from 5 feet to 3 feet and reduce the minimum rear setback from 15 feet to 3 feet for the construction of an addition.

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

*This item was continued from the November 14, 2024, BOAA Meeting.*

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

**NEW BUSINESS**

**TVA240027 - Huck Variance**

AGENT: Laura Hoover, (850) 224-7433

PROJECT LOCATION: 3568 KILLARNEY PLAZA DR (TAX ID# 1103440000060)

ZONING DISTRICT: RP-2 (Residential Preservation-2)

PROJECT DESCRIPTION: A request to vary from standards in Chapter 10, Section 10-241 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to reduce the minimum rear setback from 25 feet to 15 feet for the construction of a patio cover.

PROJECT COORDINATOR: Leidyane Carter, Senior Planner, [Leidyane.Carter@Talgov.com](mailto:Leidyane.Carter@Talgov.com)

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



**TVA240028 - 2401 Oakdale Pole Barn**

AGENT: John Leeds, (850) 273-1116

PROJECT LOCATION: 2401 OAKDALE ST (TAX ID# 111730 RR0040)

ZONING DISTRICT: RP-1 (Residential Preservation-1)

PROJECT DESCRIPTION: A request by John Ellis and Kara Lynn Leeds to vary from standards in Chapter 10, Section 10-241 of the Tallahassee Land Development Code. If the variance is granted the applicant will be allowed to reduce the minimum side setback from 10 feet to 4 feet and reduce the minimum rear setback from 25 feet to 4 feet for the construction of a pole barn.

PROJECT COORDINATOR: Taylor Jones, Senior Planner, [Taylor.Jones@Talgov.com](mailto:Taylor.Jones@Talgov.com)

**Approved** \_\_\_\_\_

**Denied** \_\_\_\_\_

**Continued To** \_\_\_\_\_