



City of Tarpon Springs, Florida

Board of Adjustment
324 East Pine Street
Tarpon Spring, Florida 34689
(727) 938-3711
<http://www.ctsfl.us/agenda.htm>

**BOARD OF ADJUSTMENT AGENDA
WEDNESDAY, FEBRUARY 26, 2025
6:30 PM - CITY HALL AUDITORIUM**

1. CALL TO ORDER

2. ROLL CALL

3. ELECTION OF OFFICERS

- a. Election of Chair and Vice-Chairperson

4. QUASI-JUDICIAL ANNOUNCEMENT AND SWEARING IN OF SPEAKERS

5. APPLICATION(S)

- a. **#24-90 - Andriotis**
Variance to reduce the required shoreline buffer/rear yard setback for the purpose of constructing a pool on a waterfront lot.
Location: 1656 Sea Breeze Drive

6. APPROVAL OF MINUTES

- a. July 24, 2024
- b. November 20, 2024
- c. December 18, 2024

7. BOARD AND STAFF COMMENTS

8. ADJOURNMENT

If a person decides to appeal any decision made by the Board of Adjustment with respect to any matter considered at this meeting or hearing, they will need a record of the proceedings and that, for such purpose, they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. You are invited to attend the meeting to express your views or to present facts in regard to the case. Written comments may be addressed to the Planning & Zoning Department, P.O. Box 5004, Tarpon Springs, Florida, 34688-5004, and will become part of the records. All documents submitted with the applications are on file and available for inspection in the Planning & Zoning Department, City Hall. Further information may be obtained from the Planning & Zoning Department, (727) 942-5611 or by email to pmcneese@ctsfl.us. Said hearing may be continued from time-to-time pending adjournment. Any person with a disability requiring reasonable accommodation in order to participate in this meeting should call (727) 942-5611 or email a written request to akeen@ctsfl.us.



MINUTES
Board of Adjustment
CITY OF TARPON SPRINGS, FLORIDA
February 26, 2025

THE Board of Adjustment OF THE CITY OF TARPON SPRINGS, FLORIDA, MET IN BOARD OF ADJUSTMENT IN THE CITY HALL AUDITORIUM/COMMISSION CHAMBERS, 324 E. PINE STREET, ON Wednesday, February 26, 2025 AT 6:30 PM WITH THE FOLLOWING PRESENT:

Chairperson Jacqui Turner
Timothy Grossman
Alternate 1 Robert Wood
Alternate 2 Karl Fuchs

ABSENT/EXCUSED: Vice-Chairperson Joanne Reich

ALSO PRESENT: Allie Keen, AICP, Principal Planner
Andrew Salzman, Board Attorney
Kimberly Creighton, Board Secretary

1. CALL TO ORDER

Chairperson Turner called the meeting to order at 6:30 P.M.

2. ROLL CALL

Board Secretary Creighton called the roll.

3. ELECTION OF OFFICERS

a. Election of Chair and Vice-Chairperson

MOTION: Member Grossman

to approve Ms. Turner as Chairperson (motion died for a lack of a second)

MOTION: Chairperson Turner

SECOND: Alternate 2 Fuchs

to approve Ms. Reich for Chairperson

Vote on Motion – Upon roll call vote, the motion passed as follows:

Yes: Alternate 2 Fuchs
Alternate 1 Wood
Member Grossman
Chairperson Turner

No: None

Ms. Turner passed the gavel to Mr. Wood.

MOTION: Chairperson Turner

SECOND: Member Fuchs

to approve Mr. Grossman for Vice-chairperson

Vote on Motion – Upon roll call vote, the motion passed as follows:

Yes: Alternate 2 Fuchs
Alternate 1 Wood
Member Grossman
Chairperson Turner
No: None

4. QUASI-JUDICIAL ANNOUNCEMENT AND SWEARING IN OF SPEAKERS

Board Attorney Lewis read the Quasi-Judicial Announcement and swore in all who wished to testify. He asked if there was any ex parte communication; there was none.

5. APPLICATION(S)

a. **#24-90 - Andriotis**

Variance to reduce the required shoreline buffer/rear yard setback for the purpose of constructing a pool on a waterfront lot.

Location: 1656 Sea Breeze Drive

Staff:

Mrs. Keen provided background information and indicated that, based on the information and materials available at the time this report was prepared, staff recommended denial of this request. Although there were some limitations on this property, it was of the staff's opinion that the proposed pool could be reoriented to be parallel to the home in order to meet the required shoreline buffer/rear yard setback, while still constructing the desired pool size.

Applicant:

George Andriotis, 1656 Seabreeze Drive, noted that their survey was inaccurate and that they needed to orient the pool perpendicular to the home, because they were going to expand the home, where the perpendicular pool left a void to the east of the pool.

MOTION: Alternate 2 Fuchs

SECOND: Vice-Chairperson Grossman

to approve application as requested.

Vote on Motion – Upon roll call vote, the motion passed as follows:

Yes: Alternate 2 Fuchs
Alternate 1 Wood
Member Grossman
Chairperson Turner
No: None

6. APPROVAL OF MINUTES

a. July 24, 2024

See item 6c.

b. November 20, 2024

See item 6c.

c. December 18, 2024

MOTION: Member Grossman

SECOND: Alternate 1 Wood

to approve minutes from July 24, November 20, and December 18, 2024, as presented.

Vote on Motion – Upon roll call vote, the motion as follows:

Yes: Alternate 2 Fuchs
Alternate 1 Wood
Chairperson Turner
Member Grossman

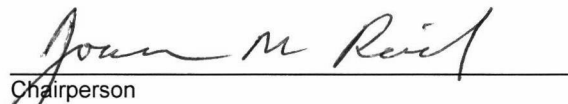
No: None

7. BOARD AND STAFF COMMENTS

There were no board or staff comments.

8. ADJOURNMENT

Chairperson Turner adjourned the meeting at 07:16 PM.



Chairperson

***Secretary's Note:** The preceding are action minutes and are not the official meeting record.