



**TOWN OF SURFSIDE
PLANNING AND ZONING BOARD
AND
DESIGN REVIEW BOARD
MINUTES
May 25, 2016
7:00 PM**

Town Hall Commission Chambers – 9293 Harding Ave., 2nd Floor
Surfside, Florida 33154

DESIGN REVIEW BOARD

1. CALL TO ORDER

Chair Lindsay Lecour called the meeting to order at 7:02 pm. Chair Lecour welcomed two new members of the Board, Commissioner Daniel Gielchinsky, liaison and Board Member Brian Roller. The new members introduced themselves and gave some background. Commissioner Gielchinsky gave an update on resolutions presented to the Commission from the Board and which the Commission passed. He also gave an update on other issues the Commission addressed regarding the DRB/P&Z Board.

2. ROLL CALL

Recording Clerk Nissa Benjamin called the roll with the following members present: Chair Lindsay Lecour, Board Member Jorge Gutierrez, Vice Chair Judith Frankel, Board Member Brian Roller. Board Member Peter Glynn was absent. Commissioner Daniel Gielchinsky attended as liaison.

3. APPROVAL OF MINUTES: April 28, 2016

Board Member Gutierrez made a motion to approve. The motion received a second from Vice Chair Frankel and all voted in favor with Board Member Glynn absent.

Board Member Gutierrez made a motion to add an item to the agenda as 4E property at 800 90th Street. The motion received a second from Vice Chair Frankel and all voted in favor.

4. DESIGN REVIEW BOARD APPLICATIONS:

A. Request of the Owner of Property located at 9056 Abbott Avenue.

The applicant is requesting approval for the installation of a dark green vinyl carport canopy. Town Planner Sarah Sinatra presented the item. Board Member Gutierrez questioned the appearance of a galvanized steel frame. Chair Lecour said it was something to consider and Planner Sinatra will add it to future agenda items. Vice Chair Frankel asked if the carport had to be removed during a hurricane warning. Building Official Ross Prieto said it does not have to be removed as the carport meets hurricane code.

Board Member Gutierrez made a motion to approve. The motion received a second from Board Member Roller and all voted in favor with Board Member Glynn absent.

B. Request of the Owner of Property located at 9357 Dickens Avenue.

The applicant is proposing to add a 390 square foot addition to the rear of the existing single family house. Town Planner Sarah Sinatra presented the item.

Board Member Gutierrez made a motion to approve. The motion received a second from Board Member Roller and all voted in favor with Board Member Glynn absent.

C. Request of the Owner of Property located at 9455 Harding Avenue.

The applicant is requesting a wall sign for a real estate office, Municoy International Realty.

Town Planner Sarah Sinatra presented the item.

Board Member Gutierrez made a motion to approve with the following condition:

1. There shall be no exposed wiring.

The motion received a second from Vice Chair Frankel and all voted in favor with Board Member Glynn absent.

D. Request of the Tenant of Property located at 9519 Harding Avenue.

The applicant is requesting a wall sign for a restaurant, The Carrot.

Town Planner Sarah Sinatra presented the item.

Board Member Gutierrez made a motion to approve with the following condition:

1. Seal the top of the sign to avoid water draining behind the sign.

The motion received a second from Board Member Roller and all voted in favor with Board Member Glynn absent.

E. Request of the Owner of Property located at 800 90th Street.

The applicant is requesting a fence for the construction of a pool.

Town Planner Sarah Sinatra presented the item. The Board reviewed the diagram of the fence and its placement. Carla Ross speaking for the applicant addressed the questions from the Board. Chair Lecour suggested a darker stain for the fence.

Board Member Gutierrez made a motion to approve. The motion received a second from Board Member Roller and all voted in favor with Board Member Glynn absent.

5. QUASI-JUDICIAL APPLICATION:

A. 9011 COLLINS AVENUE

A RESOLUTION OF THE TOWN OF SURFSIDE, FLORIDA, PLANNING AND ZONING BOARD; RECOMMENDING APPROVAL OF A SITE PLAN AMENDMENT APPLICATION, FOR THE PROPERTY LOCATED AT 9011 COLLINS AVENUE, SURFSIDE, FL 33154; PURSUANT TO SECTION 90-41 ET SEQ. OF THE ZONING CODE; TO PERMIT AN ADDITIONAL SWIMMING POOL AT THE REAR OF THE PROPERTY ON THE EAST SIDE OF COLLINS AVENUE AND TO PERMIT MODIFICATION OF THE LANDSCAPING ON THE PROPERTY ON THE EAST SIDE OF COLLINS AVENUE; AND PROVIDING FOR A SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

Recording Clerk Nissa Benjamin read the title of the resolution.

Chair Lecour read the process and rulings of a quasi-judicial hearing.

Recording Clerk Benjamin confirmed that compliance with advertising notice requirements have been met.

Attorney Miller asked the Board if anyone had ex-parte communications with the Applicant or any objector. All answered no.

Recording Clerk Benjamin swore in the people who wished to speak on the item.

Town Planner Sinatra presented the item. Staff is recommending approval. Alexander Tachmes representing Shutts and Bowen gave a detailed presentation on the plan.

Chair Lecour opened the public hearing. No one wishing to speak Chair Lecour closed the public hearing.

Board Member Gutierrez made a motion to recommend approval of the resolution to the Planning and Zoning Board. The motion received a second from Board Member Roller and all voted in favor with Board Member Glynn absent.

Future meeting dates were discussed. The June and July meetings will be combined and the meeting date will be July 18, 2016.

Board Member Gutierrez made a motion to add pitch roof as a discussion item. The motion received a second from Vice Chair Frankel and all voted in favor with Board Member Glynn absent.

Board Member Gutierrez believes that when adding a pitch roof there is a disadvantage and explained the height needed. This item will be brought up again at Planning and Zoning.

6. ADJOURNMENT.

There being no further business to come before the Design Review Board the meeting adjourned at 7.54 p.m.

Accepted this ____ day of _____, 2016

Chair Lindsay Lecour

Attest:

Sandra Novoa, MMC
Town Clerk

PLANNING AND ZONING BOARD

MINUTES
May 25, 2016
7:00 PM

1. CALL TO ORDER

Chair Lindsay Lecour called the meeting to order at 7:54 pm.

2. ROLL CALL

Recording Clerk Nissa Benjamin called the roll with the following members present: Chair Lindsay Lecour, Vice Chair Judith Frankel, Board Member Brian Roller. Board Member Peter Glynn was absent. Commissioner Daniel Gielchinsky attended as liaison.

3. APPROVAL OF MINUTES: April 28, 2016

Vice Chair Frankel made a motion to approve. The motion received a second from Board Member Roller and all voted in favor with Board Member Glynn absent.

4. QUASI-JUDICIAL APPLICATION:

A. 9011 COLLINS AVENUE

A RESOLUTION OF THE TOWN OF SURFSIDE, FLORIDA, PLANNING AND ZONING BOARD; RECOMMENDING APPROVAL OF A SITE PLAN AMENDMENT APPLICATION, FOR THE PROPERTY LOCATED AT 9011 COLLINS AVENUE, SURFSIDE, FL 33154; PURSUANT TO SECTION 90-41 ET SEQ. OF THE ZONING CODE; TO PERMIT AN ADDITIONAL SWIMMING POOL AT THE REAR OF THE PROPERTY ON THE EAST SIDE OF COLLINS AVENUE AND TO PERMIT MODIFICATION OF THE LANDSCAPING ON THE PROPERTY ON THE EAST SIDE OF COLLINS AVENUE; AND PROVIDING FOR A SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

Recording Clerk Nissa Benjamin read the title of the resolution.

Chair Lecour said the process and rulings of a quasi-judicial hearing as stated before at the Design Review Board meeting apply here at the Planning and Zoning Board meeting. Chair Lecour asked the Board if they needed to hear the presentation again from the applicant. The Board all answered no.

Chair Lecour opened the public hearing. No one wishing to speak Chair Lecour closed the public hearing.

Vice Chair Frankel made a motion to approve. The motion received a second from Board Member Roller and all voted in favor with Board Member Glynn absent.

5. DISCUSSION ITEMS:

1. Roof Pitch

Chair Lecour went over the code as it is written and said pitched roof houses are at a disadvantage compared to a flat roof which pushes people to go with flat roofs. The Board discussed room heights with a flat roof vs. pitched roof. There was further discussion regarding heights of a roof and roof decks. Vice Chair Frankel suggested a visual scale of the two roof styles. The Board supported to go forward with an ordinance. Board Member Roller asked if we are encouraging more pitched roofs or just leveling the playing field. Chair Lecour said we are trying to level it as everyone has different preferences.

2. Future Agenda Items

Town Planner Sinatra gave an update as to where we are going with the sea level rise issue. Town Manager gave a few details on the newly formed Sustainability Subcommittee of Planning and Zoning. Chair Lecour asked how to move forward on these issues. Commissioner Gielchinsky said the Commission looked at the list the Board submitted but none were identified as a priority as all seemed important. The issues of sidewalks were discussed and Chair Lecour suggested a civil engineer come up with a visual plan. Town Manager said at the June Commission meeting traffic will be discussed. Chair Lecour asked if we could get the cost of a civil engineer's design of sidewalks, one way streets and traffic. Board Member Roller agreed that a visual presentation would be helpful. Chair Lecour asked Commissioner Gielchinsky if he would help them get funding from the Commission for this item and he said he would advocate for the Board.

6. ADJOURNMENT.

There being no further business to come before the Planning and Zoning Board the meeting adjourned at 8.31 p.m.

Accepted this ____ day of _____, 2016

Chair Lindsay Lecour

Attest:

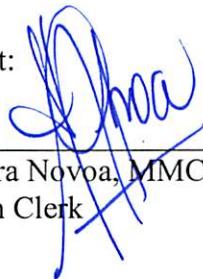
Sandra Novoa, MMC
Town Clerk

6. ADJOURNMENT.

There being no further business to come before the Design Review Board the meeting adjourned at 7.54 p.m.

Accepted this 18th day of July, 2016


Chair, Lindsay Lecour

Attest: 

Sandra Novoa, MMC
Town Clerk