

The Franklin County Board of Adjustment met in regular session on Wednesday, June 7, 2006, at 9:00 a.m. in the Franklin County Courthouse Annex.

PRESENT:	Richard Harper	Member
	Joe Hambrose	Member
	Mike Schneider	Alternate Member
ABSENT:	Vance Millender	Chairman
	Billy Granger	Vice Chairman
	Bryant Hand	Member

In the absence of the Chairman and Vice Chairman, Member Richard Harper presided. The first item on the agenda was approval of the minutes of the meetings held April 27, and May 3, 2006, as mailed. On motion by Member Hambrose, seconded by Member Schneider, and by unanimous approval of the members present, it was agreed to approve these minutes as mailed.

In the absence of the representative for item number two, the Board skipped to item three on the agenda. This being consideration of a request for a variance to construct a boardwalk and observation platform within the Critical Habitat Zone and a Special Exception to cluster four lots on 4.05 acres described as a parcel lying in Section 28, Township 6 South, Range 2 West, St. Teresa, Franklin County, Florida, as requested by Garlick Environmental Associates, Inc., agent for Dennett Rainey, owner.

Ms. Rachel Ward told the members that Mr. Rainey's original request had been to cluster the four lots on 6.76 acres. However, he had agreed to cluster the four lots on 4.05 acres, leaving the other acres as they are currently zoned.

After some discussion, and on motion by Member Schneider, seconded by Member Hambrose, and by unanimous approval of the members present, it was agreed to recommend this request for a variance to construct a boardwalk and observation platform within the Critical Habitat Zone and a Special Exception to cluster four lots on 4.05 acres be approved.

The Board then addressed item number two on the agenda for consideration of a request for a variance to construct an open deck 12 feet into the Critical Habitat Zone on property described as Lots 68 and 69, Block C, Unit 3, St. James Island Park, Franklin County, Florida. The request was presented by Lee Benoit, agent for Daniel and Sharen Lawrence, owners.

Ms. Ward explained to the Board that there was previously a house on the lot which extended into the Critical Habitat Zone. The house was destroyed by Hurricane

Board of Adjustment  
June 6, 2006  
Page Two

Dennis. She recommended the house be located in the same footprint due to the house fronting on U.S. Highway 98.

She went on to explain that the previous dwelling was on a concrete slab. The new structure would be elevated and create less of an impact on the Critical Habitat Zone.

After brief discussion and on motion by Member Harper, seconded by Member Hambrose and by unanimous approval of the Members present, it was agreed to recommend approval of this request to construct a deck 12 feet into the Critical Habitat Zone on Lots 68 & 69, Block C, Unit 3, St. James Island Park, Franklin County, Florida.

Ms. Ward informed the members that item number three on the agenda had been withdrawn.

The members then discussed the possibility of having a member present at the Board of County Commission Meetings. This would make a BOA Member available to answer questions from the Commissioners regarding the BOA's decisions concerning the recommendations they had made. It was agreed to wait until more members were present to make a decision.

There being no further business, the meeting adjourned at 10:00 a.m.

---

Vance Millender, Chairman

ATTEST:

---

Rachel L. Ward, Zoning Director