

The Franklin County Planning and Zoning Commission met in regular session in the Franklin County Courthouse Annex on Tuesday, October 11, 2016 at 6:30 a.m. The Planning and Zoning Commission was called to order by Chairman Murphy, who thereafter presided.

PRESENT: Chairman John Murphy
Vice Chairman Skip Frink
Paul Reigelmayr
T.J. Ward
Joseph Strahan

Approval of the minutes of the meeting held, Tuesday, August 9, 2016, as mailed.

In brief discussion of the minutes noted above, Member Skip Frink asked what the Board of County Commissioners decided concerning the Bungalows by the Gulf. Michael Morón, County Coordinator stated that there will be a public hearing to finalize any decisions.

- 1- Monthly Building Report for August & September 2016.

In discussion of the monthly building report, Amy Kelly, Zoning Administrator, stated that there were 10 new house starts and has been steady movement in the construction permit reviews.

CRITICAL SHORELINE APPLICATION:

- 2- Consideration of a request to construct a Single Family Private Pier at 229 River Road, Carrabelle, Franklin County, Florida. Has all State and Federal permits and meets local requirements. The pier will be 32' x 4' with a 36' x 12' terminal platform with (1) 12' x 12' un-covered boatlift. Request submitted by John S. Day, applicant. (Has House)

Item 2 was tabled because the applicant was not in attendance.

- 3- Consideration of a request to construct a Single Family Dock at 4042 St. Teresa Avenue, St. Teresa, Franklin County, Florida. Has applied for State and Federal permits and meets local requirements. The dock walkway will be 423' x 4' with a 20' x 8' terminal platform and (2) boatlifts. Request submitted by Garlick Environmental Services, Inc., agent for Russell and Susan Turner, applicants. (Has House)

In discussion of item 3, Dan Garlick, Garlick Environmental Associates, stated that this dock will be approximately the same length as the neighboring dock. Chairman Murphy questioned whether this would be a community dock or a single family. Mr. Garlick stated that it would not be a community dock.

On motion by Member Reigelmayr, seconded by Member Frink and by unanimous vote of the commission present, it was agreed to recommend this item to the Board of County Commissioner for approval contingent upon receiving state and federal permits.

- 4- Consideration of a request to construct a Single Family Dock on Lot 11, Block 57, Unit 5, 315 Bruce Street, St. George Island, Franklin County, Florida. Has applied for State and Federal permits and meets local requirements. There will be a 6' x 4' boardwalk over wetlands, 14' x 4' access walkway and 10' x 20' terminal platform with a step down to a 12' x 20' un-covered boatlift. Request submitted by Garlick Environmental Associates, Inc., agent for Teresa Chason & Diane Young, applicants. (Proposed House)

In brief discussion of item 4, Mr. Garlick mentioned that the house is under construction.

On motion by Member Strahan, seconded by Member Ward and by unanimous vote of the commission present, it was agreed to recommend this item to the Board of County Commissioner for approval contingent upon receiving the federal permit.

- 5- Consideration of a request to construct a Single Family Dock on Lot 18, Block 71, Unit 5, 315 West 8th Street, St. George Island, Franklin County, Florida. Has applied for State and Federal permits and meets local requirements. There will be a 49' x 12' Deck with attached 10' x 8' finger pier between the (2) Covered Boatlifts. Request submitted by Garlick Environmental Associates, Inc., agent for CU@TheCanal, Joel Ulrich, applicant. (Proposed House)

In brief discussion of item 5, Mr. Garlick stated that there is an existing mobile home that is to be removed and a new house would be built on site.

On motion by Member Riegelmayr, seconded by Member Strahan and by unanimous vote of the commission present, it was agreed to recommend this item to the Board of County Commissioner for approval contingent upon receiving the state and federal permits.

- 6- Consideration of a request to construct a Single Family Dock on Lot 1, Block 57, Unit 5, 355 Bruce Street, St. George Island, Franklin County, Florida. Has applied for State and Federal permits and meets local requirements. There will be a 145' x 4' walkway with a 26' x 6' terminal platform with (2) 17' x 20' boatlifts. Request submitted by Garlick Environmental Associates, Inc., agent for Billy and Judy Blackburn, applicants. (House is 260 feet from home across the street along with future proposed house)

In discussion of item 6, Mr. Garlick stated that the applicants own a house 260 feet from the property, but also has direct plans for constructing a house in the very near future. Mr. Garlick stated that the only other project similar to this was on North Sawyer for Jimmy Meeks which was required to be deed restricted.

On motion by Member Riegelmayr, seconded by Member Frink and by unanimous vote of the commission present, it was agreed to recommend this item to the Board of County Commissioner for approval contingent upon receiving the state and federal permits.

- 7- Consideration of a request to construct a Single Family Pier at 109 South Bayshore Drive, Eastpoint, Franklin County Florida. Has applied for State and Federal permits and meets local requirements. There will be a 200' x 4' walkway with a 16' x 10' terminal platform. Request submitted by Garlick Environmental Associates, Inc., agent for Jessica Lewis Garcia, applicant. (Proposed House)

In brief discussion of item 7, Mr. Garlick mentioned that this dock will be somewhat longer than the neighbors dock due to water depth, but would not be an extreme difference in length.

On motion by Member Strahan, seconded by Member Ward and by unanimous vote of the commission present, it was agreed to recommend this item to the Board of County Commissioner for approval contingent upon receiving the federal permit.

RE-ZONING:

- 8- Consideration of a request to re-zone Lot 95 and the West ½ of Lot 96, Tarpon Shores, Unit 2 also known as 560 and 564 Wilderness Road, Eastpoint, Franklin County, Florida from R-2 Single Family Mobile Home to R-4 Single Family Home Industry. Request submitted by Charlotte Schneider, applicant.

This item was tabled because the applicants were not present. This item will be removed from future agenda's until the applicant decides to resubmit the request.

ZONING ADMINSTRATOR'S REPORT:

The Planning & Zoning Commission will not meet in November 2016 due to not having a Quorum. However, the commission has decided to tentatively schedule a December meeting to cover any items that may be submitted.

There being no further business to discuss, it was agreed to adjourn at 6:50 p.m.



John Murphy, Chairman

ATTEST:



Amy M. Kelly, Zoning Administrator