

Franklin County Planning & Zoning Agenda

May 08, 2018 at 6:30 P.M.

Franklin County Courthouse Annex

PLEASE NOTE: PLANNING AND ZONING COMMISSION MAKES RECOMMENDATIONS TO THE FRANKLIN COUNTY BOARD OF COMMISSIONERS REGARDING YOUR APPLICATION. ALL APPLICANT'S ARE NOTIFIED THAT IF YOUR APPLICATION IS DENIED, IT MAY NOT BE RESUBMITTED FOR ONE YEAR. ALSO, ANY PERSON WISHING TO APPEAL THE RECOMMENDATION OF THE PLANNING AND ZONING COMMISSION OR THE DECISION OF THE FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONER BOARD ARE RESPONSIBLE TO ENSURE THAT A VERBATIM TRANSCRIPT OF THE PRCEEDINGS IS MADE.

1. Approval of the minutes of the meeting held, Tuesday, April 10, 2018, as mailed.
2. Review of the Monthly Building Report for April 2018.

CRITICAL SHORELINE APPLICATION:

3. Consideration Of a request to construct a single family dock located at Lot 5, Alligator Point Sub. Also known as 1559 Alligator Drive, Alligator Point, Franklin County Florida. The proposed covered terminal platform will be 8'x20', with a 4'x250' dock, and 2 uncovered boat lifts. Customer has DEP, and COE permits. Request submitted by David Keith, Dock's for Less, agent for William and Diana Muroski, applicants. (Has House)

RE-ZONING & LANDUSE APPLICATION:

4. Consideration of a request for a Land Use Change from Commercial Business District to Mixed Use Residential Commercial. Re-Zoning from C-2 Commercial Business District to C-4 Mixed Use Residential Commercial of Unit 1, Block 2W, Lot 20, also known as 115 West Pine Avenue, St. George Island, Franklin County, Florida. Request submitted by Pandora Schitt agent for Teresa & Mark Milliken, applicant.

SKETCH PLAT APPROVAL:

5. Consideration of a request for Sketch Plat approval of a 1.91 acre parcel also known as Tract 10, Phase II, East End Beaches, St. George Island, Franklin County Florida. Request submitted by Barbara Sanders, Sanders & Duncan P.A. agent for multiple owners.

6. Consideration of a request for a Sketch Plat Approval of a one unit subdivision called Five Branches Ilc, a 2.0 acre parcel also known as Lots 19 & 20, Schooner Landing, St. George Island, Franklin County Florida. Request submitted by Barbara Sanders, Sanders & Duncan P.A. agent for Five Branches, LLC.

COMMERCIAL SITE PLAN REVIEW:

7. Consideration of a request for Commercial Site Plan Review to construct a 5,000 sq. foot building. Located at the corner of Highway 98 and South Bayshore Drive, Eastpoint, Franklin County, Florida. Request submitted by Mark Llewellyn, agent for Billy Schultz, applicant.

MUROSKI PROJECT ITEM #3



ALLIGATOR HARBOR

N

R.P.

4x250' BOARDWALK

#2

12.5' x 20' UNCOVERED
BOAT SLIP w/ LIFT #2

8' x 20' COVERED
TERMINAL PLATFORM

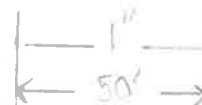
FLOATING TURBIDITY BARRIER
(MAY BE PHASED TO ENCOMPASS
ACTIVE WORK ZONE)

12.5'

27'

12.5' x 30' UNCOVERED
SLIP 4 piling boat lift

R.P.



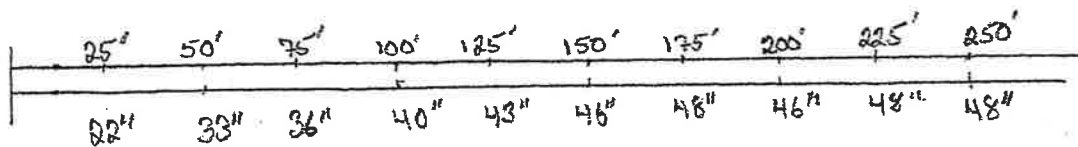
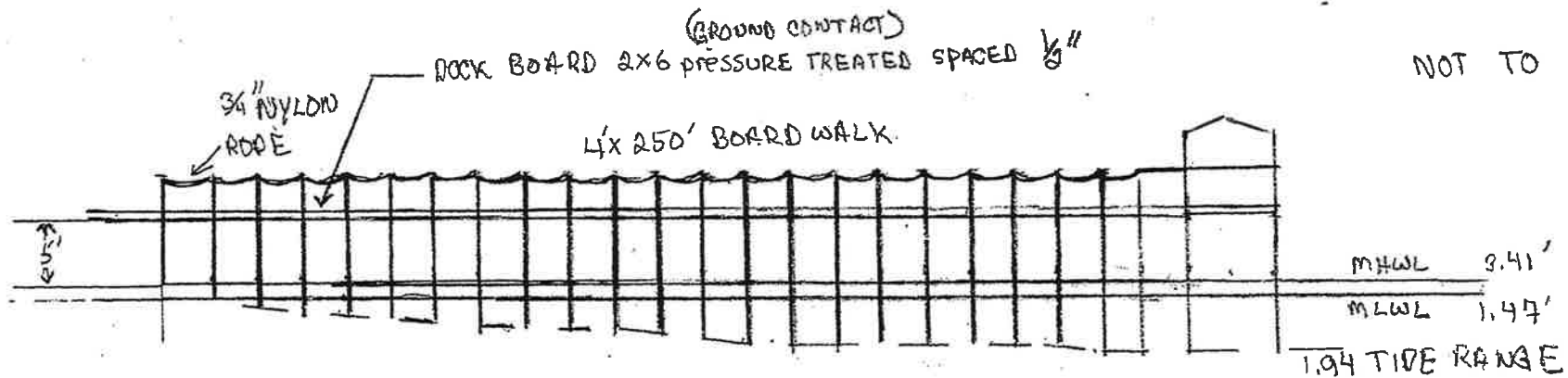
PROJECT

MURPHY DOCK

1559 ALLIGATOR CR.

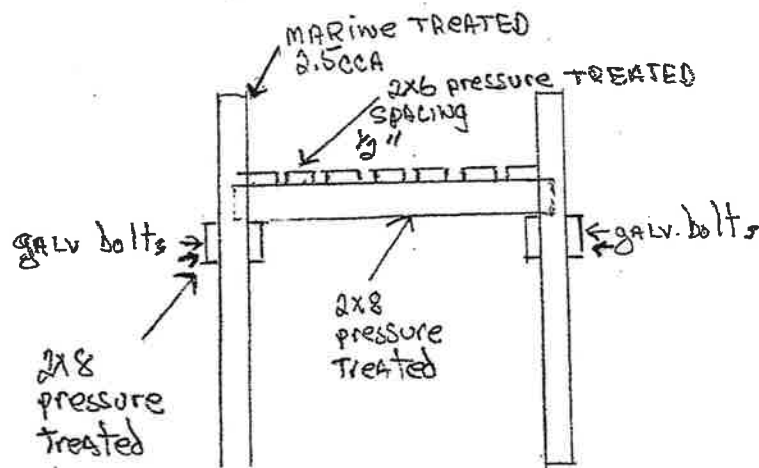
SANDRA FL. 32346

FRANKLIN COUNTY FL.

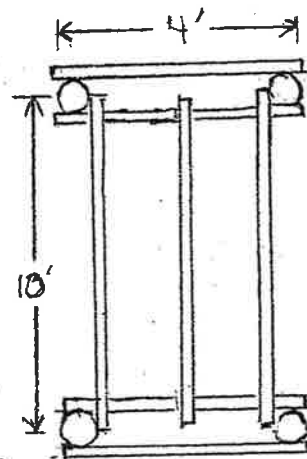


WATER DEPTH

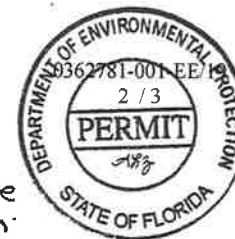
MARCH 16, 2018
@ 2:00 pm.



SIDE VIEW



ALL 2X8 pressure Tre
braces. COVERED w/
2X6 PRESSURE TREATED
with $\frac{1}{2}$ " spacing.
C/K SAREWS.



PROJECT
MUROSKI DOCK
1559 ALLIGATOR DR
PANACEA FL. 32346
FRANKLIN COUNTY F

MILLIKEN PROJECT ITEM #4



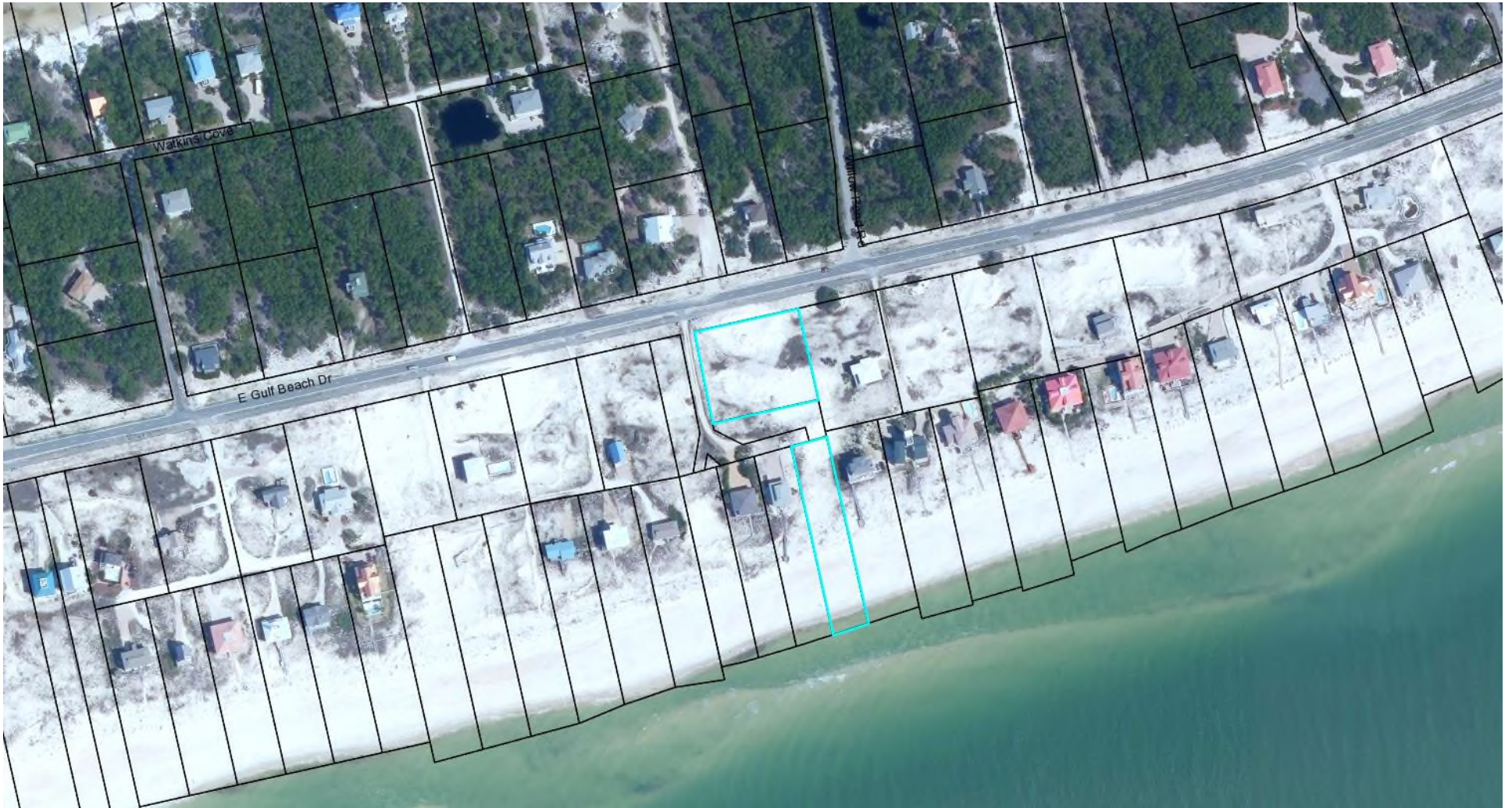
MATCH LINE "D"



GULF OF MEXICO

ST. GEORGE ISLAND GULF

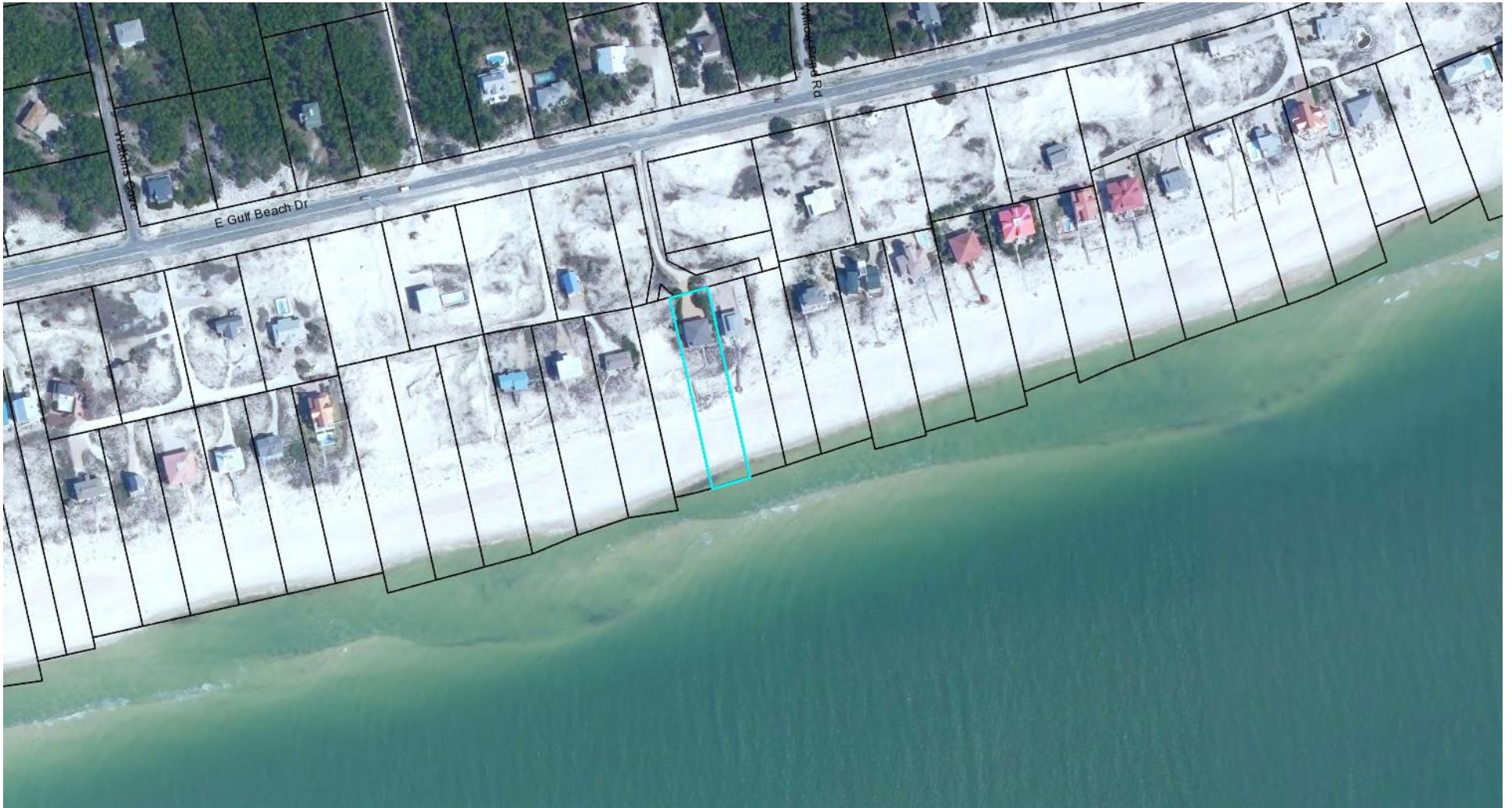
LOTS 1 & 5



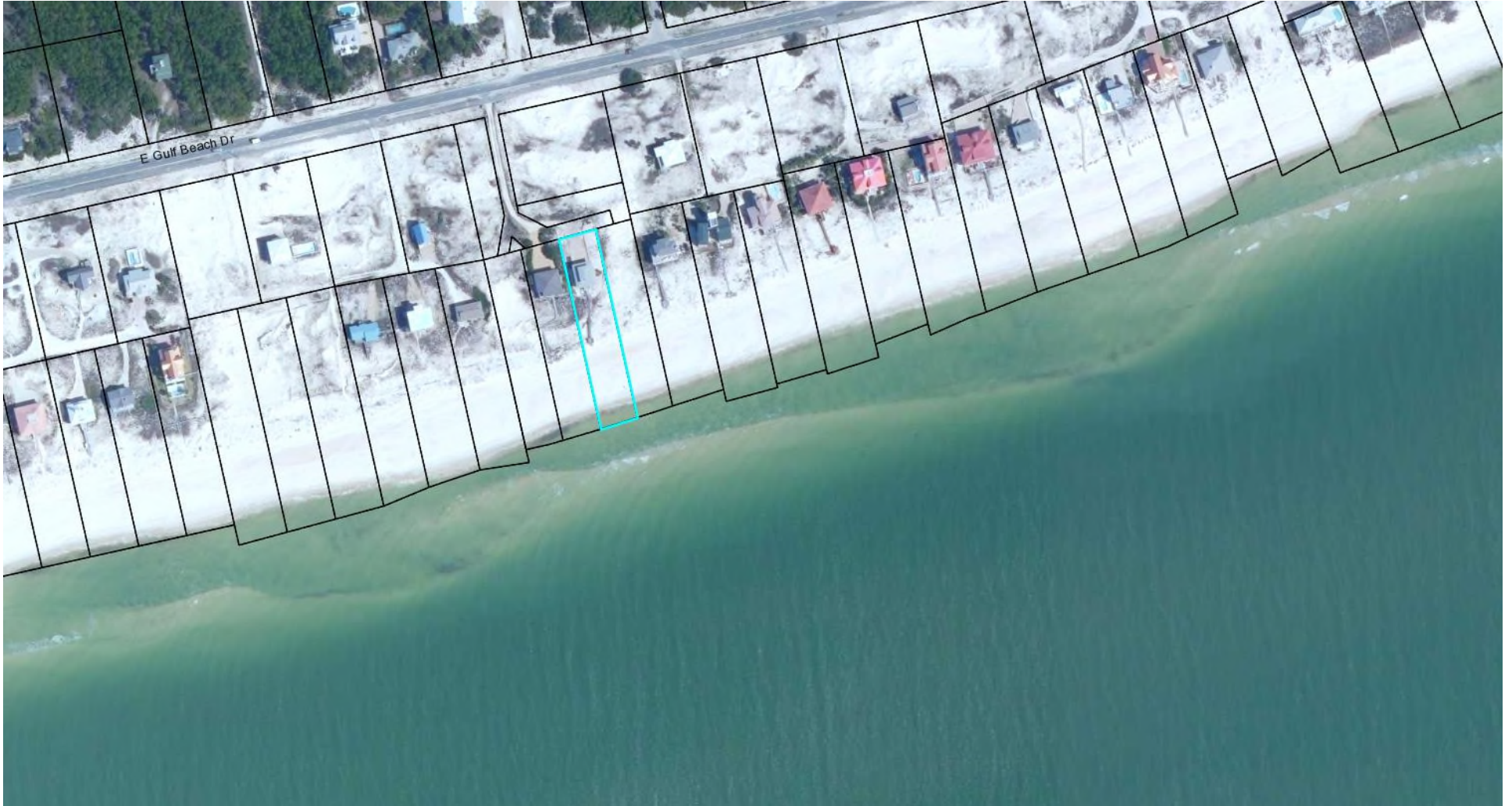
LOT 2



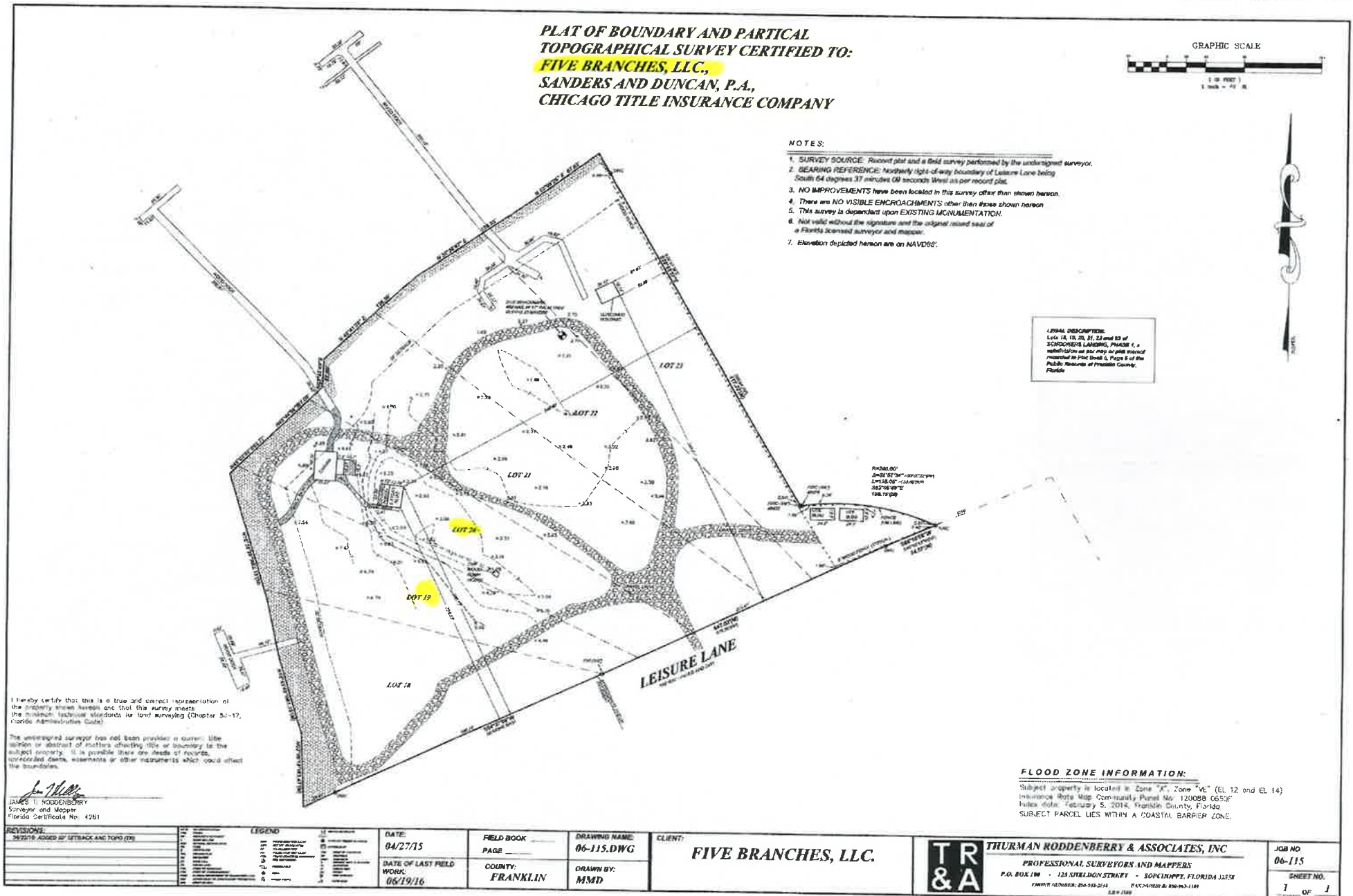
LOT 3



LOT 4



SANDERS PROJECT ITEM #6



LOT 19

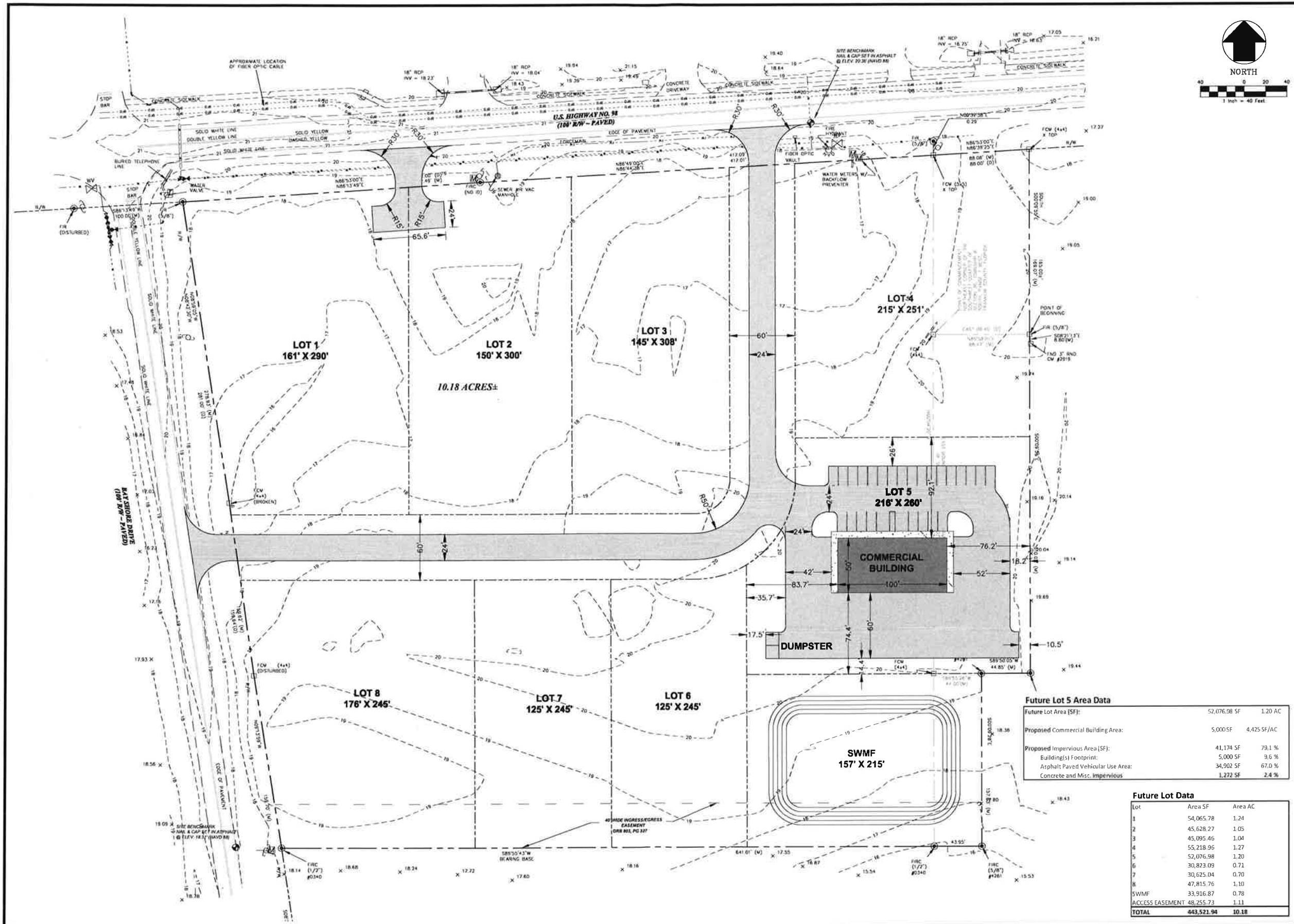


LOT 20



SCHULTZ PROJECT ITEM #7

APR 24, 2018 (15:10:38 EST)
C:\USERS\SWANSON\APPDATA\LOCAL\TEMP\ACRIBL\BAY 13184\BAYSHORE SITE PLAN LAYOUT.DWG



Future Lot 5 Area Data

Future Lot Area (SF):	52,076.98 SF	1.20 AC
Proposed Commercial Building Area:	5,000 SF	4.425 SF/AC
Proposed Impervious Area (SF):	41,174 SF	79.1 %
Building(s) Footprint:	5,000 SF	9.6 %
Asphalt Paved Vehicular Use Area:	34,902 SF	67.0 %
Concrete and Misc. Impervious	1,272 SF	2.4 %

Future Lot Data

Lot	Area SF	Area AC
1	54,065.78	1.24
2	45,628.27	1.05
3	45,095.46	1.04
4	55,218.96	1.27
5	52,076.98	1.20
6	30,823.09	0.71
7	30,625.04	0.70
8	47,815.76	1.10
SWMF	33,916.87	0.78
ACCESS EASEMENT	48,255.73	1.11
TOTAL	443,521.94	10.18

SITE AND GEOMETRY

PLAN

BAYSHORE VILLAGE

SITE DEVELOPMENT

3

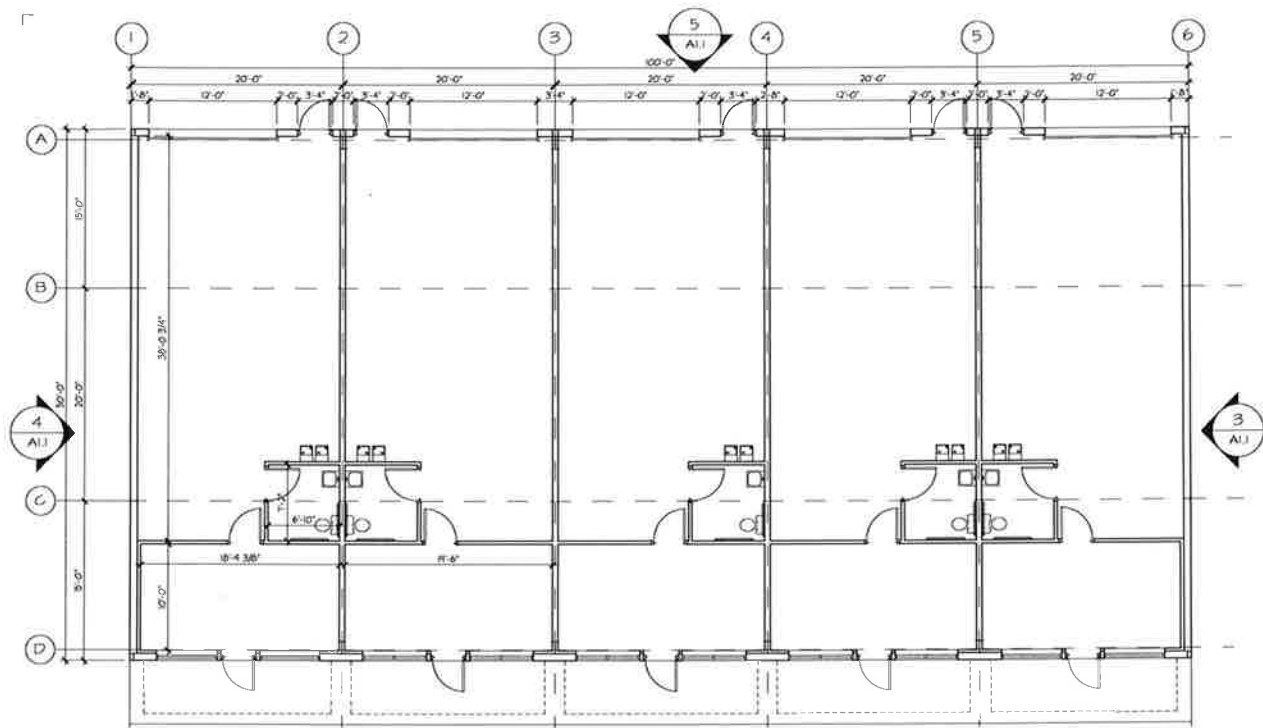
GENESIS
FROM VISION TO REALITY
GGL LLC dba GENESIS GROUP
2507 CALLAWAY ROAD, SUITE 100
TALLAHASSEE, FLORIDA 32303
FL CA 00009660 FL LIC 0000816 FL LIC 26000202
(850) 224-4400 (850) 881-3600 FAX

BAY & 98, LLC

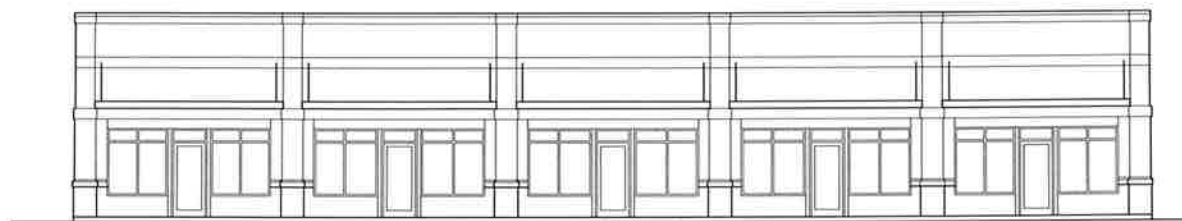
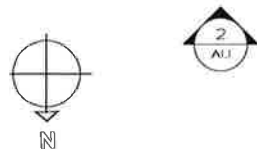
BILLY SCHULTZ

DESIGNED BY: S.R.W. CHECKED BY: M.T.L. PROJECT NUMBER: 9999-999 DATE: 04/24/2018
NO. DATE DESCRIPTION REVISIONS
DRAWN BY: S.R.W. SCALE: 1" = 40'

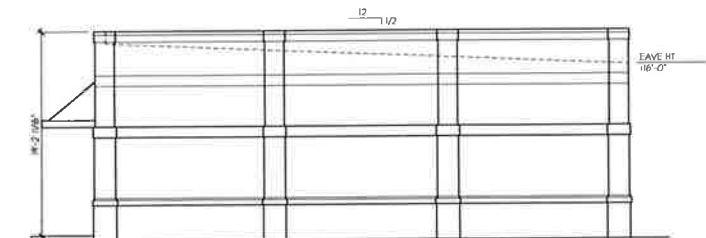
SITE PLAN SUBMITTAL - 04/24/2018



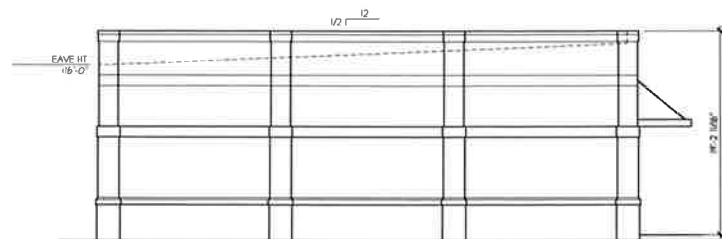
1 FLOOR PLAN
A.I.I. 1/8"=1'-0"



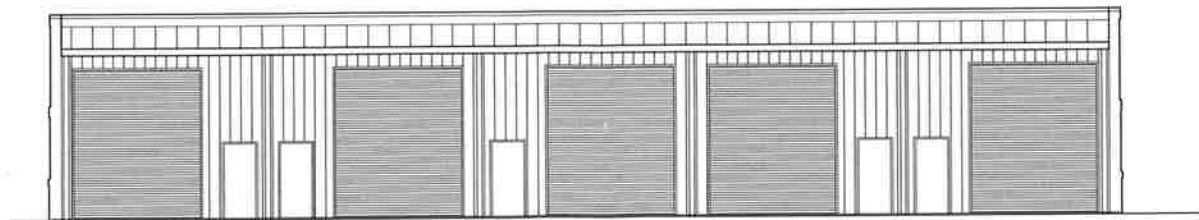
2 NORTH ELEVATION
A.I.I. 1/8"=1'-0"



3 WEST ELEVATION
A.I.I. 1/8"=1'-0"



4 EAST ELEVATION
A.I.I. 1/8"=1'-0"



5 SOUTH ELEVATION
A.I.I. 1/8"=1'-0"

These drawings are instruments of the Architect's service for use solely with respect to this project. These drawings shall not be used by the Owner or others on other projects, additions to this project or completion of this project by others except by written agreement.

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Revisions

Seal:

Drawing Title:
FLOOR PLAN / ELEVATIONS

Project Title:
SPEC OFFICE / WAREHOUSE
EASTPOINT VILLAGE

PHA
P a r t n e r
A R C H I T E C T
9195 Duren Circle
Gainesville, Georgia 30506
(770)641-7583

Project No:

A.I.I.

Sheet of

Released for Construction Date: 24 JAN 18

