

ORIGINAL

Franklin County Planning & Zoning Minutes

May 14, 2019 at 6:30 P.M.

Franklin County Courthouse Annex

Commission Present: Jerry Jackson, John Murphy (Chairman), Paul Riegelmayr, Skip Frink, Nancy Deal

Commission Absent: T. J. Ward, Lon Wilkens, Ronald Schlitt, Joey Taranto

1. Approval of the minutes of the meeting held, Tuesday, April 9, 2019 as mailed.

On motion by Member Frink, seconded by Member Riegelmayr, and by the unanimous vote of the Board present, it was agreed to approve the minutes as mailed.

2. Review of the Monthly Building Report for April 2019.

During the Month of April there were 5 new houses permitted.

Critical Shoreline Application:

3. Consideration of a request to construct a Single Family Residential Dock located lot 5 Bay Cove Village, 2031 Sand Dollar Trail, St. George Island, Franklin County Florida. The proposed access walkway for the dock will be 444 ft x 4ft, with an 8ft x 20ft Terminus. Two 12ft x 20ft boatlifts. Approval will be contingent upon DEP and COE permits. Request submitted by Garlick Environmental Associates, Inc agent for Steve Maxwell, applicant. Proposed house.

During brief discussion of the above item Mr. Garlick stated that the neighboring docks are longer.

Chairman Murphy asked if part of this proposed dock is on land.

Dan confirmed it is.

On motion by Member Riegelmayr, seconded by Member Jackson it was agreed to recommend this item to the Board of County Commissioners for approval, contingent upon customer receiving DEP and COE permits.

4. Consideration of a request to construct a Single Family Residential Dock located at lot 4 Penn Point Subdivision, 1472 Alligator Drive, Alligator Point, Franklin County, Florida. The proposed access walkway is 353ft x 4ft, with a 8ft x 20ft Terminus, and two 12ft x 20ft Boatlift. Approval

will be contingent upon DEP and COE permits. Request submitted by Garlick Environmental Associates, Inc. agent for John Dowdy, applicant. Has House.

With there being no discussion.

On motion by Member Frink, seconded by Member Deal, and by the unanimous vote of the Board present it was agreed to recommend this item to the Board of County Commissioners for approval.

5. Consideration of a request to construct an addition to an existing Single Family Residential Dock located at Lot 9, 323 East Sawyer Street, St. George Island, Franklin County, Florida. The proposed addition will be 280 sq. ft dock and 312 sq. ft covered boatlift to an existing dock. Customer has their DEP and COE permits. Request submitted by Richard Delarber, applicant. Has House.

Per Amy Kelly the existing dock is parallel to the canal.

On motion by Member Deal, seconded by Member Riegelmayr, and by the unanimous vote of the Board present it was agreed to recommend this item to the Board of County Commissioners for approval.

6. Consideration of a request to construct a Single Family Residential Dock located at Lot 6, 1452 Bay Front Drive, Alligator Point, Franklin County, Florida. The proposed access walkway is 160ft x 4ft with a 8ft x 20ft Terminus, and two 12ft x 20ft boatlifts. Approval will be contingent upon DEP and COE permits. Request submitted by Garlick Environmental Associates, Inc agent for Michael Chavis, applicant. Has House

Per Amy Kelly the proposed project meets the Repararian Right Lines.

Member deal asked why the dock is at an angle.

Per Mr. Garlick, because of the shoreline.

On motion by Member Frink, seconded by Member Jackson, and by the unanimous vote of the board present it was agreed to recommend this item to the Board of County Commissioners for approval.

7. Consideration of a request to construct a Single Family Residential Dock located at Lot 82 Holiday Beach, 65 Fiesta Drive, Alligator Point, Franklin County Florida. The proposed access walkway is 144ft x 4ft, with a 8ft x 20ft Terminus, and two 12ft x 20ft boatlifts. Request submitted by Garlick Environmental Associates, Inc agent for Wayne Webb, applicant. Has House.

No discussion.

On motion by Member Deal, seconded by Member Frink, and by the unanimous vote of the Board present it was agreed to recommend this item to the Board of County Commissioners for approval.

Commercial Site Plan Review:

8. Consideration of a request to construct two boat sheds. One will be 500ft x 35ft (enclosed) and the second one 150ft x 35ft (open) with a “wash down” area. Located at 142 Highway 98, Eastpoint, Franklin County, Florida. Request submitted by Garlick Environmental Associates, Inc. agent for John Ferguson, applicant.

Chairman Murphy asked if the 9.81 acres is one parcel.

Mr. Garlick confirmed it is but they are only using ½ of the parcel. Not sure what the customer plans to do with the remaining side of the parcel being it is a commercial site. We would have to establish parking. Stormwater will be at the farthest end because of the elevation.

Member Riegelmayr asked where will they wash their boats?

Per Mr. Garlick, they will have a swall running from there to the wetlands. They will be required to meet those standards.

Chairman Murphy stated there is a single access to highway 98. Will that change?

Per Mr. Garlick, No this is the sole spot. They will have a gate and a key pad for entry.

On motion by Member Riegelmayr, seconded by Member Frink, and by the unanimous vote of the Board present it was agreed to recommend this item to the Board of County Commissioners for approval.

9. Consideration of a request to construct a 1,746 sq. ft. shed located in Section 31, Township 8 South, Range 6 West, also known as 268 US Highway 98, Eastpoint, Franklin County Florida. Request submitted by Oliver Sperry, agent for Taylor’s Building Supply, applicant

Chairman Murphy asked if this is a new structure or are they just adding a roof.

Per Oliver this is a new structure it is 19ft x 150ft and 4 shelves high.

On motion by Member Riegelmayr, seconded by Member Jackson, and by the unanimous vote of the Board present it was agreed to recommend this item to the Board of County Commissioners for approval.

Lot Reconfiguration:

10. Consideration of a request to reconfigure lots 1-6, Block 560, Lying in Section 4, Township 9 South, Range 8 West, Eastpoint, Franklin County Florida. Request submitted by Betty Gay, Applicant.

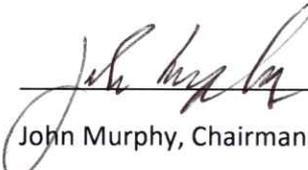
Per Amy Kelly, the customer owns 6 lots that are 88.89ft in depth and 490ft wide. The lots run east to west causing encroachment issues. They are grandfathered in. If she replats the parcel she will lose a lot. She wants to divide the east ½ and west ½ of each lot. The lines will run North to South.

Member Frink asked if this will effect access to the lots.

Per Amy Kelly, no they have an easement. All of this property is family owned.

On motion by Member Frink, seconded by Member Deal, and by the unanimous vote of the Board present it was agreed to recommend this item to the Board of County Commissioners for approval.

With there being no further discussion the meeting was adjourned at 7:31 p.m.



John Murphy, Chairman



Cheyenne Crison