

**TOWN OF OCEAN RIDGE, FLORIDA
BOARD OF ADJUSTMENT MEETING AGENDA
December 8, 2010
8:30 AM
TOWN HALL MEETING CHAMBERS**

I. CALL TO ORDER

II. ROLL CALL

III. APPROVAL OF MINUTES FROM JULY 14, 2010

IV. VARIANCE REQUESTS

- A. An application submitted by Ray and Thelma Sohn, 29 Eleuthera Drive, Ocean Ridge FL 33435, requesting a variance from the provisions of the Land Development Code, Chapter 63, General and Administrative Provisions, Article VII; Nonconforming and Grandfathered Uses, Section 63-117; Grandfathered uses, lots and structures, (d) grandfathered structures, (1) alteration, extension, enlargement or expansion and Chapter 64, Zoning, Article I; District Regulations, Section 64-1; RSF and RSE Single-Family Residential District, Paragraph (i); RSF development regulations (2)(b) minimum 15' side yard setback requirements and/or Chapter 64, Zoning, Article III; Supplemental Regulations, Section 64-44; Fences, Walls and Hedges; Paragraph (c) height not exceed 6' in side yard and (g) permitting decorative elements not more than 5% of cumulative area of the fence - to permit the construction of 64.8 sq foot "after the fact" addition that would encroach a maximum of 4.1' into the east side yard setback. This would expand on an existing grandfathered structure. The property is located at 29 Eleuthera Drive and described as Lot 29, Inlet Cay Subdivision (exact legal description located at Town Hall)

V. ADJOURNMENT

IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE COMMISSION WITH RESPECT TO ANY MATTER CONSIDERED AT SUCH MEETING OR HEARING, HE WILL NEED A RECORD OF THE PROCEEDINGS, AND THAT, FOR SUCH PURPOSE, HE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. PERSONS WHO NEED AN ACCOMMODATION IN ORDER TO ATTEND OR PARTICIPATE IN THIS MEETING SHOULD CONTACT TOWN HALL AT 732-2635 AT LEAST 2 DAYS PRIOR TO THE MEETING IN ORDER TO REQUEST SUCH ASSISTANCE.