

Charlotte County Board of Zoning Appeals

Administration Center, 18500 Murdock Circle, Room 119, Port Charlotte, FL 33948

Current Planning & Zoning Office is located at 18400 Murdock Circle, Phone: 941.743.1956

Board Members:	District:
Steve Vieira, Vice Chair	District 1
Turner Rouse	District 2
Nichole Beyer, Secretary	District 3
Blair McVety, Chair	District 4
Andrew Filieo	District 5

AGENDA-REVISED

April 10, 2024 at 9:00 AM

Call to Order:

Pledge of Allegiance:

Roll Call:

Swearing in of Those Giving Testimony:

Approval of Minutes:March 13, 2024



Introduction of Staff:

- Zoning Official
- Legal Department
- Chair, Board of Zoning Appeals

New Business: The following petitions were advertised on March 26, 2024: VAR-24-004, SE-24-005, SE-24-006, and SE-24-007



1. Petition VAR-24-004:

Robert Berntsson, representative for Donald & Gail Pearson, is requesting a variance to reduce the required 20-foot rear yard setback by 7 feet to allow a 13-foot rear yard setback, to allow an existing swimming pool and pool deck to remain "as-is" and to allow for a future screen enclosure, in the Residential Single-family-5 (RSF-5) zoning district. The property is located at **16740 Grande Quay Drive**, in Boca Grande, and is described as Lot 7, of the Grande Quay II Replat of Grande Quay Subdivision, located in Section 26, Township 42 South, Range 20 East. The Parcel ID for subject property is 42202651008.



2. <u>Petition SE-24-005:</u>

Michael Morris, representative for 4-M Trucking, Inc., is requesting a special exception to allow outdoor storage for a building trades contractor, in the Commercial General (CG) zoning district. The property is located at **1795 Cedarwood Street**, in Port Charlotte, and is described as Lot 10, Block 657, of the Port Charlotte Subdivision, Section 41, located in Section 12, Township 40 South, Range 21 East. The Parcel ID for subject property is 402112408014.



3. Petition SE-24-006:

Robert Berntsson, representative for Doug & Sally Buuck, is requesting a special exception to allow the outdoor storage of non-commercial vehicles including boats, trailers, and recreational vehicles, as well as to allow outdoor storage for a building trades contractor's office, in the Commercial General (CG) zoning district. The property is located at **27761 Bermont Road**, in Punta Gorda, and is described as Lots 11 and 14-29 of Tract C, Lots 1-3, 5, 6, and 10-12 of Block 39, of the Tee & Green Estates Subdivision, First Addition, located in Section 03, Township 41 South, Range 23 East. The Parcel ID for subject property is 412303226001.



4. Petition SE-24-007:

Robert Berntsson, representative for Punta Gorda RV Owner, LP, is requesting a special exception to modify conditions of approval of petition SE-23-025, to allow the outdoor storage of boats, trailers, recreational vehicles, and pod storage containers, in the Commercial General (CG) zoning district. The property is located at **4462 Duncan Road**, in Punta Gorda, and is described as Parcels P 28-1, P 29, P 29-1, P 29-2, P 29-3, and P 45, located in Section 25, Township 40 South, Range 23 East. The Parcel ID for subject property is 402325328005.

Public Comments:Sunshine Law Video (24 minutes) This will be continued to 5/8/2024
Staff Comments:

Member Comments:

Next Meeting:May 8, 2024

Adjournment.

NOTE: Charlotte County Board of County Commissioners does not discriminate on the basis of disability. This nondiscrimination policy involves every aspect of the County's functions, including access to and participation in meetings, programs and activities. FM Sound Enhancement Units for the Hearing Impaired are available at the Front Security Desk, Building A of the Murdock Administration Complex. Anyone needing other reasonable accommodation or auxiliary aids and services please contact our office at 941.743.1381, or TDD/TTY 941.743.1234, or by email to David.Lyles@CharlotteCountyFL.gov