

COMMUNITY REDEVELOPMENT AGENCY MEETING

Tuesday, March 20, 2018

5:30 P.M. CITY COUNCIL WORKSHOP ROOM

AGENDA

CHAIRPERSON: MRS. SANDRA BRADBURY

VICE CHAIRPERSON: MR. RICK BUTLER

INVOCATION

PLEDGE OF ALLEGIANCE

- I. ROLL CALL
- II. APPROVAL OF MINUTES – January 23<sup>rd</sup>, 2018
- III. PUBLIC HEARING

All speakers, including staff, shall be sworn in prior to any testimony.

1. CASE NO.: BOA 2018-15

CONSIDERATION OF A REQUEST FOR A VARIANCE TO REDUCE THE REQUIRED NUMBER OF PARKING SPACES FROM 22 TO 9 FOR A RESTAURANT IN THE "B-1" GENERAL COMMERCIAL ZONING DISTRICT ON A PARCEL OF LAND GENERALLY LOCATED AT 5572 PARK BOULEVARD.

NOTE: This is a variance request to reduce the required number of parking spaces from 22 to 9 to establish a restaurant. The applicant has applied for this variance to open a Vietnamese cafe. There are 28 seats proposed. The gross floor area is 2,200 sq. foot. Since this parcel is developed with a shared ingress with the parcel to the west, the parking lot is also shared. A shared parking agreement has been submitted; however, the calculation has been included to show the requirements for the restaurant and all other business in the two adjoining parcels. Parking for a restaurant is at a rate of 1 per 3 seats or 100 sq. foot of gross floor area, whichever is greater. Therefore the required parking for the restaurant is 22 spaces. There are 22 spaces available on both parcels however only 9 spaces are on the parcel requesting the variance. The uses sharing the 22 spaces includes office and vacant building space.

ACTION: (Approve/ Deny) to reduce the parking from 22 spaces to 9 space for a restaurant in the "B-1" General Commercial Zoning District After review of Case No. BOA 2018-15, the variance criteria established in Section 18-1537 and the criteria listed in Section 18-1533.22 (B) 1-5 of the Land Development Code, and the corresponding Findings of Fact identified in Section III, A-F of the staff report, I move to (Approve/Deny) the variance subject to the following condition:

1. This variance shall only apply to the proposed restaurant. If, at any time, the occupancy or use changes on the property, the Zoning Director may re-evaluate parking demand and/or require additional parking to be provided.

(Reference material – Staff report, application, site plan, aerial map)

2. ADOPTION AND TRANSMITTAL OF THE 2016-2017 PINELLAS PARK COMMUNITY REDEVELOPMENT AGENCY ANNUAL REPORT

NOTE: Florida Statutes require the Pinellas Park Community Redevelopment Agency (CRA) to file with the governing body of the City of Pinellas Park, prior to March 31 of each year, an annual report of its activities during the prior fiscal year. The 2016-2017 Annual Report of the Community Redevelopment Agency is presented for adoption and transmittal by the CRA Board of Directors.

ACTION: (Approve - Deny) Adoption and Transmittal of the 2016-2017 Annual Report of the Pinellas Park Community Redevelopment Agency.

(Reference material — Annual Report)

3. SELECTION OF 2018 CRA BOARD CHAIRMAN AND VICE-CHAIRMAN

NOTE: The CRA Chair and Vice-Chair are elected by a majority of the voting members of the CRA to serve a one-year term ending in March. The CRA Board will recommend a Chair and Vice-Chair to be approved by the City Council at the March 22, 2018 Meeting of the Pinellas Park City Council.

(Reference material —CRA Officers)

- IV. NEW BUSINESS

None

- V. GENERAL BUSINESS

None

- VI. ADJOURNMENT

FOR THE HEARING IMPAIRED - An interpreter for the hearing impaired will be made available upon requests made at least 72 hours in advance. Please note if a person decides to appeal any decision made by the Community Redevelopment Agency with respect to any matter considered at the above-cited meeting, they will need a record of the proceedings, and for such purpose, 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. The City maintains a digital recording of all public hearings. In the event you wish to appeal a decision, the recording may or may not adequately ensure a verbatim record of the proceedings; therefore, you may wish to provide a court reporter at your own expense. (Section 286.0105, Florida Statutes) This document is available in the following accessible formats: Braille, Large Print, and Electronic File on Computer Disks.