

Board of Zoning Appeals
Minutes
January 14, 2014

I. Call to order

Chairman Mike Layman called the regular meeting of the Board of Zoning Appeals to order on January 14, 2014 p.m. in the City Hall Conference Room, 1207 Palm Boulevard. Other members present were Carolyn Holscher, Arnold Karig, Jay Leigh and Glenn Thornburg; also Secretary Douglas Kerr was present.

II. Nomination and election of Chairman and Vice Chairman

Mr. Layman explained that the first item on the agenda was nomination and election of Chairman and he asked for nominations. Mr. Karig nominated Mr. Layman and Mr. Thornburg seconded the nomination. With no other nominations, Mr. Layman closed nominations and called for a vote, which was unanimous in favor of electing Mr. Layman as Chairman.

Mr. Layman asked for nominations for Vice Chairman. Mr. Layman nominated Mr. Karig and Ms. Holscher seconded the nomination. With no other nominations, Mr. Layman closed nominations and called for a vote, which was unanimous in favor of electing Mr. Karig as Vice Chairman.

III. Approval of minutes

The next item on the agenda was the review of the minutes of the November 5, 2013 meeting. Mr. Layman explained that the word "traffic" was missing in the description of the home occupancy request for #30- 22nd Avenue. Mr. Karig made a motion to approve the minutes, with Mr. Layman's correction. The motion was seconded and the vote was unanimous to approve the minutes as corrected.

IV. Home Occupancies

Mr. Layman explained that the Board acted as a quasi-judicial body and all comments made were treated in the same manner as court testimony; therefore, any person who would like to speak to the Board should be sworn in. He then swore in all members of the audience that would be speaking.

2200 Waterway Boulevard

Mr. Kerr explained that the applicant was requesting a special exception to allow the establishment of a software management business at his home. He explained that the applicant has indicated that there will be no business related traffic coming to the house in connection with the business.

Mr. Layman asked if there would be any signs visible on vehicles or elsewhere. The applicant, Mr. Neill Browning, answered no. Mr. Leigh asked the applicant to explain what the software would do. Mr. Browning answered that it will involve organizing group travel and will operate on smartphones.

Mr. Karig made a motion to approve the request and Mr. Thornburg seconded the motion. The vote was unanimous in favor of the motion.

15 Beachwood West

Mr. Kerr explained that the applicant was requesting approval to allow the establishment of a healthcare consulting business at 15 Beachwood West. He explained that the home would be used for office work only and that there would be no business related traffic coming to the home.

Mr. Layman asked the applicant if he wanted to add anything to his application. The applicant, Mr. Michael Wilson, explained that he was a consultant working out of his home.

Mr. Layman explained that he could not read the writing on the last bullet point of the application in the description of his work. Mr. Wilson clarified that he did actuarial work and this was the last bullet on the application.

Mr. Thornburg asked the applicant to elaborate on what type of consulting work he does. Mr. Wilson explained that he assists hospitals in reducing their costs.

Mr. Thornburg made a motion to approve the request and Ms. Holscher seconded the motion. The vote was unanimous in favor of the motion.

IV. Miscellaneous business

Mr. Kerr explained that at the next meeting he would plan to have the City Attorney present to do the annual review.

V. Adjournment

With no other business, the meeting was adjourned at 5:50 PM.