

**CITY OF APALACHICOLA**  
**PLANNING & ZONING BOARD**  
**PUBLIC HEARING & REGULAR MEETING**  
**MONDAY, November 18th, 2013 – 6:00 PM**  
**Community Center/City Hall – 1 Bay Avenue**

MINUTES

**PRESENT:** Tom Daly-Chairman, Jim Bachrach, Geoff Hewell, Lynn Wilson-Spohrer, Robin Vroegop, Sally Williamson, Fredrick Vogt, Cindy Clark-Contract Planner, Revena Ramsey-Administrative Assistant, Betty Webb-City Administrator

**I. Public Hearing**

Special Exception Request: Proposed new construction of a Family Dollar Store within C-3 (Highway Commercial) zoned area @ the corner of Hwy 98 and Clairmont, more specifically described as 1.16 acres of Block 5 (Neels Addition), for Brett Woodward.

Topic was discussed.

**II. Regular Meeting**

- 1) Approval of October 2013 Minutes.

**Motion to approve made by Lynn Wilson-Spohrer, second by Sally Williamson. Motion carried.**

- 2) Decision on approval for Special Exception to allow new construction of a Family Dollar Store within C-3 zoned area @ the corner of Hwy 98 and Clairmont, for Brett Woodward.

**Motion to disapprove made by Jim Bachrach, second by Geoff Hewell. Motion carried.**

- 3) Review, Discussion and Decision on permit issuance for fencing and window replacement @ 40 16<sup>th</sup> Street, Block 109, 44 ft of Lot 4 and all Lot 5, for Torben & Sarah Madson, Contractor-Bracewell, Inc.(fencing) and Erin Rodriguez (windows).

**Motion to approve windows made by Geoff Hewell, second by Sally Williamson. Motion carried.**

**Motion to approve fence at 36”contingent upon staff approval that corner lot requirements are met relating to visibility at intersections in residential areas made by Jim Bachrach, second by Robin Vroegop. Motion carried.**

- 4) Review, Discussion and Decision on permit issuance for privacy fence @ 53 17<sup>th</sup> Street, Block 8, Lots 9-10, for Alex & Emily Coleman, Contractor-Self.

**Motion to approve made by Jim Bachrach, second by Lynn Wilson-Spohrer. Motion carried.**

- 5) Review, Discussion and Decision on permit issuance for privacy fence @ 164 Ave. C, Block 54, Lots 4 & 5, for Terry Corcoran, Contractor – Self.

**Motion to approve made by Geoff Hewell, second by Jim Bachrach. Motion carried.**

- 6) Review, Discussion and Decision on permit issuance for demo of additions, removal/replacement of asbestos shingles and construction of balcony @ 147 Ave. B, Block 47, Lots 9 & 10, for Constance Peck, Contractor – Gary Ulrich Construction Inc.

Motion to approve made by Jim Bachrach, second by Sally Williamson. Motion carried.

- 7) Review, Discussion and Decision on permit issuance for wooden picket fence @ 78 12th Street, Block 85, Lot 5, for Russell & Daphne Stanton, Contractor-Self.

Motion to approve fence at 42" contingent upon staff approval that corner lot requirements are met relating to visibility at intersections in residential areas made by Geoff Hewell, second by Jim Bachrach. Motion carried.

- 8) Review, Discussion and Decision on permit issuance for after the fact privacy fence @ 61 24th Ave., Block 266, Lots 16 - 18, for Stacy Burch, Contractor-Self.

Motion to approve made by Jim Bachrach, second by Sally Williamson. Motion carried.

- 9) Review, Discussion and Decision on permit issuance for temporary sign permit @ 42 Market Street, Block C-2, Lot 15, for Greg Oakes (Kaotic Ink), Contractor-Self. Administrative approval.

Administrative approval was granted based on past discussion/ approval of sign during October P&Z. Motion to approve made by Jim Bachrach, second by Geoff Hewell. Motion carried.

- 10) Review, Discussion and Decision on permit issuance for storage shed @ 218 Avenue D, Block 113, Lots 6-8, for Harry Falk, Contractor-Bestway Portable Buildings. Administrative approval.

Administrative approval was granted due to personal/family crisis need.  
Motion to approve made by Geoff Hewell, second by Jim Bachrach.

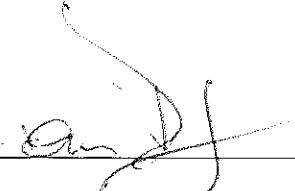
- 11) Review, Discussion and Decision on permit issuance for a shed @ 40 16th Street, Block 109, 44 ft of Lot 4 and all of Lot 5, for Torben & Sarah Madson, Contractor-Self. Administrative approval.

Administrative approval was granted due to the fact the shed construction was replacing an existing shed not outside original footprint, removal of a lean-to type addition to the original shed and use of materials for roof and siding that match main residential structure.  
Motion to approve made by Sally Williamson, second by Robin Vrgroep. Motion carried.

- 12) Old Business

- 13) Other Business for Discussion

There being no further business, meeting adjourned.

  
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Tom Daly, Chairman