



AGENDA

PLANNING AND ZONING BOARD REGULAR MONTHLY MEETING

TUESDAY, MARCH 26, 2024, 6:00 P.M.

CITY OF ST. AUGUSTINE BEACH, 2200 A1A SOUTH, ST. AUGUSTINE BEACH, FL 32080

NOTICE TO THE PUBLIC

THE PLANNING AND ZONING BOARD HAS ADOPTED THE FOLLOWING PROCEDURE: PERSONS WISHING TO SPEAK ABOUT TOPICS THAT ARE ON THE AGENDA MUST FILL OUT A SPEAKER CARD IN ADVANCE AND GIVE IT TO THE RECORDING SECRETARY. THE CARDS ARE AVAILABLE AT THE BACK OF THE MEETING ROOM. THIS PROCEDURE DOES NOT APPLY TO PERSONS WHO WANT TO SPEAK TO THE BOARD UNDER "PUBLIC COMMENTS."

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

IV. APPROVAL OF MINUTES OF REGULAR PLANNING AND ZONING BOARD MEETING OF FEBRUARY 16, 2024

V. PUBLIC COMMENT

VI. NEW BUSINESS

- A. Flexible Setbacks to Save Trees Application, to shift the required 25-foot front yard setback forward 7.5 feet and shift the side yard setbacks 5 feet to the east to preserve a 24-inch diameter-at-breast-height (DBH) oak tree in the proposed new construction of a single-family residence in a low density residential land use district on Lot 8, Block 66, Coquina Gables Estates Unit A Subdivision, at 508 D Street, St. Augustine Beach, Florida, 32080, Gregory and Kristin Christopher, Applicants
- B. Conditional Use File No. CU 2024-01, for proposed new construction of a single-family residence in a commercial land use district on Lot 6, Block 43, Coquina Gables Subdivision, at 103 E Street, St. Augustine Beach, Florida, 32080, James G. Whitehouse, Esquire, St. Johns Law Group, Agent for 103 E Street LLC, Luke and Sadie Newcomer, Applicants
- C. First reading of Ordinance No. 24-XX, to amend Article II, Definitions, of the City of St. Augustine Beach Land Development Regulations, to add definitions for "driveway" and "hardscape surface."

VII. OLD BUSINESS

VIII. BOARD COMMENT

IX. ADJOURNMENT

NOTICES TO THE PUBLIC

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In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this proceeding should contact the City Manager's Office no later than seven days prior to the proceeding at the address provided above, or telephone 904-471-2122, or email sabadmin@cityofsab.org

For more information on any of the above agenda items, please call the City of St. Augustine Beach Building and Zoning Department at 904-471-8758. The agenda material containing background information for this meeting is available on a CD upon request at the City Manager's office for a \$5.00 fee. Adobe Acrobat Reader will be needed to open the file.