



## MINUTES

### TOWN OF HILLSBORO BEACH BOARD OF ZONING & APPEALS MEETING

TUESDAY

FEBRUARY 4, 2020

9:00 A.M.

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#### CALL TO ORDER, ROLL CALL, AND PLEDGE OF ALLEGIANCE

Mayor Deborah L. Tarrant called the meeting to order at 9:00 a.m. Roll was called with the Commission members and staff present as listed below.

#### **Town Commission:**

Mayor Deborah L. Tarrant  
Commissioner Andrew R. Brown  
Commissioner Barbara Baldassarre

Vice Mayor Irene Kirdahy  
Commissioner Vicky Feaman

#### **Town Staff:**

Town Manager Mac Serda  
DJ Doody, Town Attorney  
Town Clerk Sherry D. Henderson, CMC

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#### I. QUASI-JUDICIAL PUBLIC HEARINGS

- A. Site Plan Approval for Manuel Antonio Toro, from Fortified Structures Group, LLC, Agent for property owner John Wu and property located at 957 Hillsboro Mile, Hillsboro Beach, FL 33062

Town Attorney DJ Doody swore in all those giving testimony at the hearing.

Joe Arenal presented the request for a variance, which was for site plan approval for the property at 957 Hillsboro Mile. He explained the applicant had submitted a three (3) story, 14,407 square foot family residence on the east side of the Intracoastal, with minimal improvements on the west side limited to raising the seawall to meet Town code. The lot, approximately 1.23 acres, is currently vacant.

Mr. Arenal stated several rounds of comments had been addressed, and staff is recommending approval with exceptions as outlined in the attachment.

Mr. Doody asked if the applicant accepted the conditions as recommended by staff.

Manuel Antonio Toro, speaking on behalf of the applicant, agreed.

Mayor Tarrant asked Mr. Arenal to clarify restrictions to subterranean construction associated with the flood plain.

Mr. Arenal confirmed the restrictions had been addressed and would be checked again at time of permit. He stated a permit from the State would be required prior to Town permitting.

The Board and staff discussed setbacks and review of the survey conducted, as well as the request for dune grading and drainage.

Mayor Tarrant opened public comment on the matter, however there being none to speak, closed the public comment.

**Motion** made by Vice Mayor Kirdahy, seconded by Commissioner Feaman, to approve the site plan for 957 Hillsboro Mile with conditions. In a roll call vote, the **motion** passed unanimously. (5-0)

## II. ADJOURNMENT


**Motion** made by Commissioner Feaman, seconded by Commissioner Baldasarre, to adjourn the meeting. In a roll call vote, the **motion** passed unanimously. (5-0)

There being no further business to come before the Board of Zoning and Appeals, the meeting was adjourned at 9:15 a.m.

ADOPTED THIS 3<sup>RD</sup> DAY OF MARCH, 2020

By:   
Deborah L. Tarrant, Mayor

ATTEST:

  
Sherry D. Henderson, CMC  
Town Clerk