

CHECKLIST AND WORKSHEET  
BOARD OF ADJUSTMENT AND APPEALS HEARING  
**BA CASE NUMBER: VAR-26-07**

DRC MEETING: June 8, 2026 @ 9:00 AM - 1<sup>st</sup> Floor, Conference Room, Building & Development Review Services, 440 Court Street, Clearwater, FL. 33756

BOA HEARING: July 1, 2026 @ 9:00 AM - 5<sup>th</sup> Floor, Board Assembly Room, 315 Court Street, Clearwater, FL. 33756

ATLAS PAGE: 1

OWNER/ADDRESS: Jose Torres  
Silvia Torres  
1742 Wood Haven Street  
Tarpon Springs, FL. 34689

REP/ADDRESS: Joseph Knight  
Lifetime Aluminum Products  
39980 US Hwy 19 N.  
Tarpon Springs, FL. 34689

PROPERTY ZONING: RPD, Residential Planned Development

LAND USE DESIG: RU, Residential Urban

TYPE APPLICATION: Variance

CASE DESCRIPTION: A variance to allow for the construction of a screen enclosure having a 2.6-foot rear setback from the eastern property line where 5 feet is required, for the RPD zoned property located at 1742 Wood Haven Street in unincorporated Tarpon Springs.

PARCEL ID NUMBER: 01/27/15/29057/000/1140

NOTICES SENT TO: Jose Torres, Silvia Torres (Owners), Joseph Knight, Lifetime Aluminum Products, (Representative), Cynthia Johnson, Economic Development, Surrounding Owners (See List), BCC Office, City of Tarpon Springs Planning

DISCLOSURE: N/A

Reference #: VAR-26-00009

CHECKLIST AND WORKSHEET  
BOARD OF ADJUSTMENT AND APPEALS HEARING  
**BA CASE NUMBER: VAR-26-08**

DRC MEETING: June 8, 2026 @ 9:00 AM - 1<sup>st</sup> Floor, Conference Room, Building & Development Review Services, 440 Court Street, Clearwater, FL. 33756

BOA HEARING: July 1, 2026 @ 9:00 AM - 5<sup>th</sup> Floor, Board Assembly Room, 315 Court Street, Clearwater, FL. 33756

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OWNER/ADDRESS: Sean Kane  
Grace Ann Kane  
2609 Bentley Drive  
Palm Harbor, FL. 34684

REP/ADDRESS: Craig Boyle  
Boyle's Aluminum and Screening, LLC.  
5930 Dasher Court  
Port Richey, FL. 34668

PROPERTY ZONING: RPD, Residential Planned Development

LAND USE DESIG: RL, Residential Low

TYPE APPLICATION: Variance

CASE DESCRIPTION: A variance to allow for the construction of a screen room with a composite roof having a 6.5-foot rear setback from the eastern property line where 10 feet is required, for the RPD zoned property located at 2609 Bentley Drive in Palm Harbor.

PARCEL ID NUMBER: 32/27/16/94103/010/0010

NOTICES SENT TO: Sean Kane, Grace Ann Kane (Owners), Craig Boyle, Boyle's Aluminum and Screening, LLC, (Representative), Cynthia Johnson, Economic Development, Surrounding Owners (See List), BCC Office

DISCLOSURE: N/A

Reference #: VAR-26-00022

CHECKLIST AND WORKSHEET  
BOARD OF ADJUSTMENT AND APPEALS HEARING  
**BA CASE NUMBER: TY2-26-02**

DRC MEETING: June 8, 2026 @ 9:00 AM - 1<sup>st</sup> Floor, Conference Room, Building & Development Review Services, 440 Court Street, Clearwater, FL. 33756

BOA HEARING: July 1, 2026 @ 9:00 AM - 5<sup>th</sup> Floor, Board Assembly Room, 315 Court Street, Clearwater, FL. 33756

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OWNER/ADDRESS: Pinellas County  
Real Estate Management  
509 East Avenue  
Clearwater, FL. 33756

REP/ADDRESS: Ivan Tamayo Arteaga  
Anthony Trant  
Stantec  
777 South Harbour Island Blvd  
Tampa, Florida 33616

PROPERTY ZONING: PC-W, Preservation/Conservation-Wellhead Protection Overlay; R-A-W, Residential Agriculture- Wellhead Protection Overlay; FBR-W, Facility Based Recreational- Wellhead Protection Overlay

LAND USE DESIG: RR, Residential Rural; R/OS, Recreational/Open Space

TYPE APPLICATION: Type-2 Use

CASE DESCRIPTION: A Type 2 Use to allow a government building (emergency operations center) in an R-A-W zone, for the property located at 3655 Keller Circle in East Lake Tarpon.

PARCEL ID NUMBER: 11/27/16/00000/410/0100

NOTICES SENT TO: Pinellas County Real Estate Management (Owner), Ivan Tamayo Arteaga, Anthony Trant, Stantec (Representatives), Cynthia Johnson, Economic Development, Surrounding Owners (See List), Council of North County Neighborhoods, Inc., BCC Office

DISCLOSURE: N/A

Reference #: TY2-26-00002

CHECKLIST AND WORKSHEET  
BOARD OF ADJUSTMENT AND APPEALS HEARING  
**BA CASE NUMBER: TY2-26-03 and VAR-26-09**

DRC MEETING: June 8, 2026 @ 9:00 AM - 1<sup>st</sup> Floor, Conference Room, Building & Development Review Services, 440 Court Street, Clearwater, FL. 33756

BOA HEARING: July 1, 2026 @ 9:00 AM - 5<sup>th</sup> Floor, Board Assembly Room, 315 Court Street, Clearwater, FL. 33756

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OWNER/ADDRESS: Ozona Village Improvement Society, Inc.  
341 Bay Street  
Palm Harbor, FL. 34683

REP/ADDRESS: Matt Sylverain  
Gulf Coast Consulting, Inc.  
13825 Icot Blvd. Suite 605  
Clearwater, Florida 33760

PROPERTY ZONING: R-4, One, Two and Three Family Residential

LAND USE DESIG: RL, Residential Low; I, Institutional; W, Water

TYPE APPLICATION: Type-2 Use and Variance

CASE DESCRIPTION: A Type 2 Use to allow for the relocation of an existing historic community assembly building in an R-4 zone, for the property located at 341 Bay Street in Ozona.

The following variances are also being requested:

(1) A variance to allow for the relocation of the existing historic community assembly building having a 14-foot front setback to the northern property line, where 20 feet is required.

(2) A variance to allow for the construction of an exterior, unenclosed wooden staircase as part of relocating the existing historic community assembly building, having a 6.5-foot front setback to the northern property line, where exterior, unenclosed stairways can only extend four feet into any required yard setback.

PARCEL ID NUMBER: 11/28/15/29898/005/0201

NOTICES SENT TO: Ozona Village Improvement Society, Inc. (Owner), Matt Sylverain, Gulf Coast Consulting, Inc (Representative), Cynthia Johnson, Economic Development, Surrounding Owners (See List), BCC Office

DISCLOSURE: N/A

Reference #: TY2-26-00003 and VAR-26-00024