

Meeting Date
December 1, 2015



AGENDA	
Section	New Business
Item No.	VI. F.1

AGENDA REPORT
 BREVARD COUNTY BOARD OF COUNTY COMMISSIONERS

SUBJECT:	Issue a Building Permit for a single Family Resident at 450 Helen St., Melbourne, Fl.
DEPT/OFFICE:	Citizen Request / Paul Davis

Requested Action:
 It is requested the Board of County Commissioners waive the roadway extension of 43 ft. and the construction of a T Turnaround that the Zoning Department requested.

Summary Explanation & Background:

We would like to build a single family residence at 450 Helen Street without having to build a piece of roadway designed by a civil engineer and a T-Turnaround. The county has granted this in the past. For example, 2701 and 2711 Vermont Street in West Melbourne had the same conditions as we face but were allowed two (2) building permits by writing a letter (enclosed). We would only ask to be treated fairly as they were. I don't see how the county can have two different sets of rules for the same condition.

We have letters of agreement from all home owners on Helen St. and pictures of Vermont Street and Helen Street as well as the letter from the Building Department.

John
Reynolds
5/5/12

Contact: Mr. Paul Davis 321-752-5299
 Mr. Michael Cobb: 321-288-1860

Clerk to the Board Instructions:

Exhibits Attached: Pictures, letters, survey

Contract /Agreement (If attached): Reviewed by County Attorney Yes No PR

County Manager	Assistant County Manager	Department Director / Extension
Stockton Whitten	Assistant County Manager	Citizen Request

Meeting Date
12-1-15



AGENDA	
Section	New Business
Item No.	

AGENDA REPORT
BREVARD COUNTY BOARD OF COUNTY COMMISSIONERS

SUBJECT:	To Issue a Bldg Permit for a Single Family Res. @ 450 Helen St. Melb. Fla.
DEPT/OFFICE:	CITIZEN Request / Paul Davis

Requested Action:
To Waive the Roadway ext. of 432F and the construction of a T turnaround that the zoning Dept. is requesting.

Summary Explanation & Background:

We would like to build a single family Res. @ 450 Helen St without having to build a piece of Roadway Design'd by a civil eng. and a T-Turnaround. The county has granted this in the past. For example 2701 + 2711 Vermont St. in West Melb. had the same conditions as we face but were allowed 2 Bldg. Permits by writing a letter (inlosed). We would only ask to be treated fairly as they were. I don't see how the county can have 2 different sets of rules for the same condition. We have letters from all home owners on Helen St. which agree + Pictures of Vermont + Helen St. as well as the Paul Davis 321-752-5299. Letter the Bldg. Dept. accep. Michael Corra 321-288-1860

Clerk to the Board Instructions:

Exhibits Attached:

Contract / Agreement (If attached): Reviewed by County Attorney Yes No PR

County Manager	Assistant County Manager	Department Director / Extension
Stockton Whitten	Assistant County Manager	



Tammy Rowe Clerk to the Board, 400 South Street • P.O. Box 999, Titusville, Florida 32781-0999

Telephone: (321) 637-2001
Fax: (321) 264-6972

January 7, 2016

MEMORANDUM

TO: Robin Sobrino, Planning and Development Director

RE: Item VI.F.1., Citizen Request by Paul Davis to Issue a Building Permit for a Single-Family Residence at 450 Helen Street, Melbourne

This is to correct the memorandum of December 3, 2015. The Board of County Commissioners, in regular session on December 1, 2015, approved citizen request by Paul Davis for a waiver provision of Zoning Regulations that require the construction of a T Turnaround when at the end of a dead end street in order to receive a building permit for a single-family residence, for property located at 450 Helen Street, Melbourne, **and to waive the roadway extension of 43 feet**; and directed staff to bring back to the Board legislative intent regarding a waiver provision in the Code for others who may seek relief in the future.

Your continued cooperation is greatly appreciated.

Sincerely yours,

BOARD OF COUNTY COMMISSIONERS
SCOTT ELLIS, CLERK

Tammy Rowe, Deputy Clerk

cc: Public Works Director



Tammy Etheridge, Clerk to the Board, 400 South Street • P.O. Box 999, Titusville, Florida 32781-0999

Telephone: (321) 637-2001
Fax: (321) 264-6972

December 3, 2015

M E M O R A N D U M

TO: Robin Sobrino, Planning and Development Director

RE: Item VI.F.1., Citizen Request by Paul Davis to Issue a Building Permit for a Single-Family Residence at 450 Helen Street, Melbourne

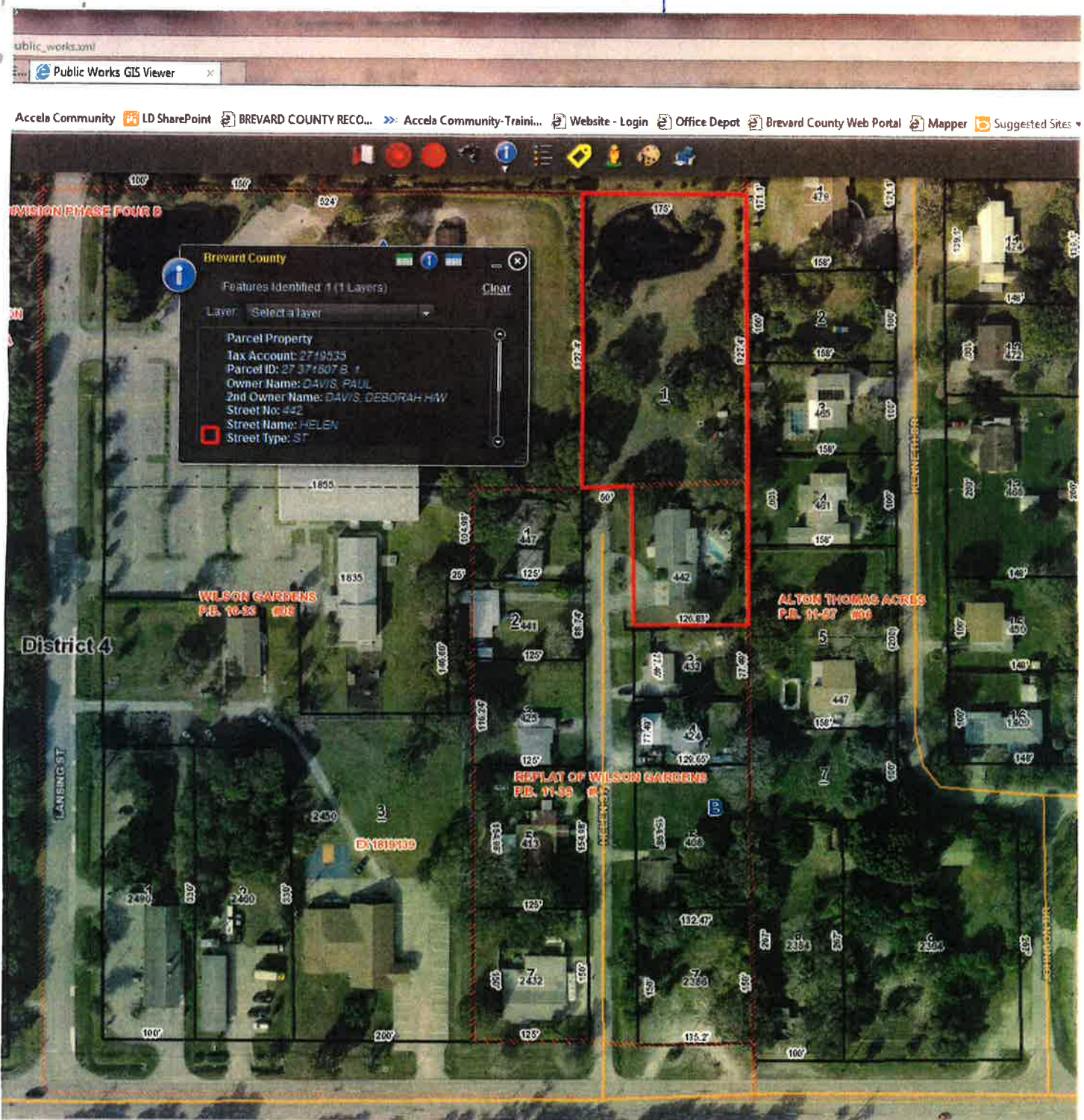
The Board of County Commissioners, in regular session on December 1, 2015, approved citizen request by Paul Davis for a waiver provision of Zoning Regulations that require the construction of a T Turnaround when at the end of a dead end street in order to receive a building permit for a single-family residence, for property located at 450 Helen Street, Melbourne; and directed staff to bring back to the Board legislative intent regarding a waiver provision in the Code for others who may seek relief in the future.

Your continued cooperation is greatly appreciated.

Sincerely yours,

BOARD OF COUNTY COMMISSIONERS
SCOTT ELLIS, CLERK

Tammy Etheridge, Deputy Clerk



Mike Cobb 1860
321 288 7811

is there a reason we would
not want a t-turnaround
↳ no

Matheny



BREVARD COUNTY BUILDING CODE

2725 Judge Fran Jamieson Way, A115

Viera, FL 32940

(321) 633-2072 phone (321) 633-2087 fax

DOCUMENT SUBMITTAL

Permit #: 14BC 14829 Date: 2/10/15

Site Address: 2701 Vermont St.

From: Lifestyle Homes Contractor/Owner Telephone: 727-8188 X322

SURVEYS

- Form Board Survey*
- Foundation/Floor Elevation Survey*
- As-built Survey
- Final Survey for Lot Drainage

* Inspections will not be scheduled until all required agencies approve the survey.

PERMIT DOCUMENTS

- Revised Construction Drawings*
- Revised plot plan

* If revision adds square footage, additional permits fees will be added based on the additional square footage.

** Additional fees may be charged by the One-stop Agencies

- Documents requested by Plans Examiner
- Documents requested by Zoning
- Documents requested by Natural Resources
- Documents requested by Utilities
- Documents requested by Lot Drainage
- Documents requested by Driveway
- Documents requested by Fire

A brief description is required: specify all documents and changes. Changes on plans should be identified by clouds. Unidentified changes will be returned.

Add Apron & Indicate End of Pavement -
& North Line of Canal

Submit letter for Turnaround

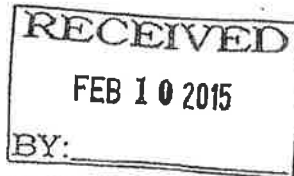
Lorraine Edmunt
PRINTED NAME of person submitting documents

L. Edmunt
SIGNATURE of person submitting documents

OFFICE USE ONLY

- NOT ISSUED
- ISSUED

Accepted by: Vicli
Fees due: _____
Collection #: _____

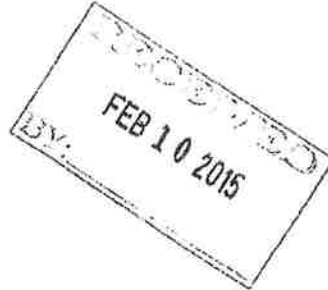


OK

February 4th 2015

Site Address: 2701 Vermont Street
Re: 14BC14829

TO: Brevard County
Building Code
Land Review and Zoning Review – Susan Mock
2725 Judge Fran Jamieson Way
Bldg A
Viera, Florida 32940



To Whom It May Concern:

The owner of the above reference address, Joshua Matheny, is aware that if in the future a Turn Around is necessary/required for this property, he will provide the Turn Around. Joshua Matheny will accept all responsibilities for the Turn Around.

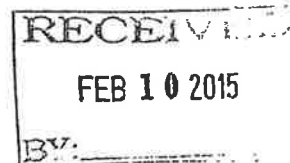

Joshua Matheny

2/4/2015
Date

State of Florida
County of Brevard

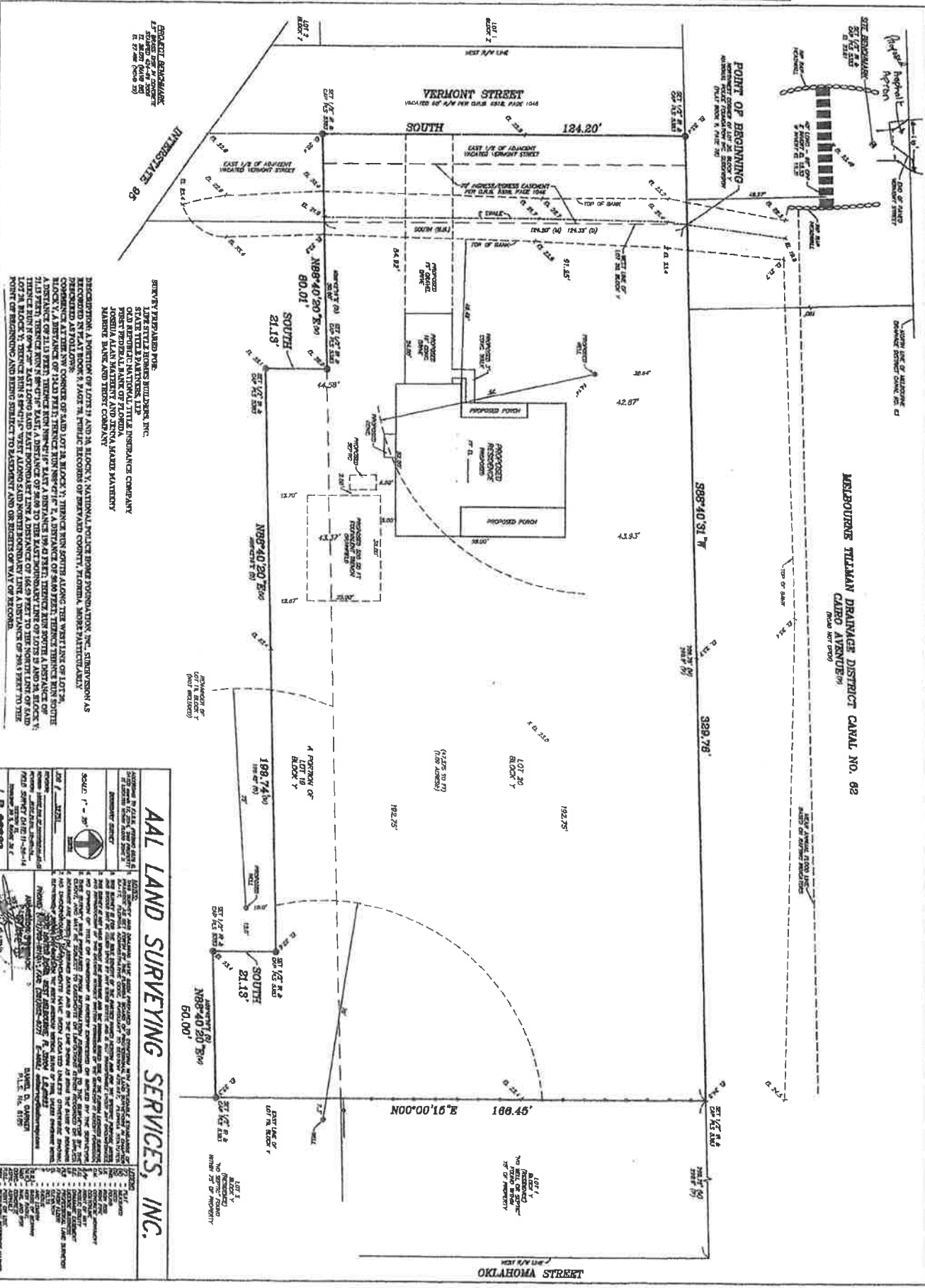
Subscribed and sworn to before me this 4th day of FEB. 2015, personally appeared Joshua Matheny, who is personally known to me or produced Fl Drivers License H350-421-83-384-0 as identification, and who did/did not take the oath.


Notary Public Signature



148 C 14829

RECEIVED
FEB 10 2015



REPRESENTED BY:
 LEE STYLL SQUERS BUILDERS, INC.
 1100 WEST 17TH AVENUE, SUITE 100
 DENVER, COLORADO 80202
 (303) 733-1100

PREPARED FOR:
 MELBOURNE TILLMAN DRAINAGE DISTRICT
 1000 WEST 17TH AVENUE, SUITE 100
 DENVER, COLORADO 80202
 (303) 733-1100

PREPARED BY:
 AAL LAND SURVEYING SERVICES, INC.
 1100 WEST 17TH AVENUE, SUITE 100
 DENVER, COLORADO 80202
 (303) 733-1100

DESCRIPTION: A PORTION OF LOTS 21 AND 22, BLOCK 7, NATIONAL POLICE BONE RECONSTRUCTION, INC. SUBDIVISION AS RECORDED IN PLAT 100000, 100001, 100002, 100003, 100004, 100005, 100006, 100007, 100008, 100009, 100010, 100011, 100012, 100013, 100014, 100015, 100016, 100017, 100018, 100019, 100020, 100021, 100022, 100023, 100024, 100025, 100026, 100027, 100028, 100029, 100030, 100031, 100032, 100033, 100034, 100035, 100036, 100037, 100038, 100039, 100040, 100041, 100042, 100043, 100044, 100045, 100046, 100047, 100048, 100049, 100050, 100051, 100052, 100053, 100054, 100055, 100056, 100057, 100058, 100059, 100060, 100061, 100062, 100063, 100064, 100065, 100066, 100067, 100068, 100069, 100070, 100071, 100072, 100073, 100074, 100075, 100076, 100077, 100078, 100079, 100080, 100081, 100082, 100083, 100084, 100085, 100086, 100087, 100088, 100089, 100090, 100091, 100092, 100093, 100094, 100095, 100096, 100097, 100098, 100099, 100100, 100101, 100102, 100103, 100104, 100105, 100106, 100107, 100108, 100109, 100110, 100111, 100112, 100113, 100114, 100115, 100116, 100117, 100118, 100119, 100120, 100121, 100122, 100123, 100124, 100125, 100126, 100127, 100128, 100129, 100130, 100131, 100132, 100133, 100134, 100135, 100136, 100137, 100138, 100139, 100140, 100141, 100142, 100143, 100144, 100145, 100146, 100147, 100148, 100149, 100150, 100151, 100152, 100153, 100154, 100155, 100156, 100157, 100158, 100159, 100160, 100161, 100162, 100163, 100164, 100165, 100166, 100167, 100168, 100169, 100170, 100171, 100172, 100173, 100174, 100175, 100176, 100177, 100178, 100179, 100180, 100181, 100182, 100183, 100184, 100185, 100186, 100187, 100188, 100189, 100190, 100191, 100192, 100193, 100194, 100195, 100196, 100197, 100198, 100199, 100200, 100201, 100202, 100203, 100204, 100205, 100206, 100207, 100208, 100209, 100210, 100211, 100212, 100213, 100214, 100215, 100216, 100217, 100218, 100219, 100220, 100221, 100222, 100223, 100224, 100225, 100226, 100227, 100228, 100229, 100230, 100231, 100232, 100233, 100234, 100235, 100236, 100237, 100238, 100239, 100240, 100241, 100242, 100243, 100244, 100245, 100246, 100247, 100248, 100249, 100250, 100251, 100252, 100253, 100254, 100255, 100256, 100257, 100258, 100259, 100260, 100261, 100262, 100263, 100264, 100265, 100266, 100267, 100268, 100269, 100270, 100271, 100272, 100273, 100274, 100275, 100276, 100277, 100278, 100279, 100280, 100281, 100282, 100283, 100284, 100285, 100286, 100287, 100288, 100289, 100290, 100291, 100292, 100293, 100294, 100295, 100296, 100297, 100298, 100299, 100300, 100301, 100302, 100303, 100304, 100305, 100306, 100307, 100308, 100309, 100310, 100311, 100312, 100313, 100314, 100315, 100316, 100317, 100318, 100319, 100320, 100321, 100322, 100323, 100324, 100325, 100326, 100327, 100328, 100329, 100330, 100331, 100332, 100333, 100334, 100335, 100336, 100337, 100338, 100339, 100340, 100341, 100342, 100343, 100344, 100345, 100346, 100347, 100348, 100349, 100350, 100351, 100352, 100353, 100354, 100355, 100356, 100357, 100358, 100359, 100360, 100361, 100362, 100363, 100364, 100365, 100366, 100367, 100368, 100369, 100370, 100371, 100372, 100373, 100374, 100375, 100376, 100377, 100378, 100379, 100380, 100381, 100382, 100383, 100384, 100385, 100386, 100387, 100388, 100389, 100390, 100391, 100392, 100393, 100394, 100395, 100396, 100397, 100398, 100399, 100400, 100401, 100402, 100403, 100404, 100405, 100406, 100407, 100408, 100409, 100410, 100411, 100412, 100413, 100414, 100415, 100416, 100417, 100418, 100419, 100420, 100421, 100422, 100423, 100424, 100425, 100426, 100427, 100428, 100429, 100430, 100431, 100432, 100433, 100434, 100435, 100436, 100437, 100438, 100439, 100440, 100441, 100442, 100443, 100444, 100445, 100446, 100447, 100448, 100449, 100450, 100451, 100452, 100453, 100454, 100455, 100456, 100457, 100458, 100459, 100460, 100461, 100462, 100463, 100464, 100465, 100466, 100467, 100468, 100469, 100470, 100471, 100472, 100473, 100474, 100475, 100476, 100477, 100478, 100479, 100480, 100481, 100482, 100483, 100484, 100485, 100486, 100487, 100488, 100489, 100490, 100491, 100492, 100493, 100494, 100495, 100496, 100497, 100498, 100499, 100500, 100501, 100502, 100503, 100504, 100505, 100506, 100507, 100508, 100509, 100510, 100511, 100512, 100513, 100514, 100515, 100516, 100517, 100518, 100519, 100520, 100521, 100522, 100523, 100524, 100525, 100526, 100527, 100528, 100529, 100530, 100531, 100532, 100533, 100534, 100535, 100536, 100537, 100538, 100539, 100540, 100541, 100542, 100543, 100544, 100545, 100546, 100547, 100548, 100549, 100550, 100551, 100552, 100553, 100554, 100555, 100556, 100557, 100558, 100559, 100560, 100561, 100562, 100563, 100564, 100565, 100566, 100567, 100568, 100569, 100570, 100571, 100572, 100573, 100574, 100575, 100576, 100577, 100578, 100579, 100580, 100581, 100582, 100583, 100584, 100585, 100586, 100587, 100588, 100589, 100590, 100591, 100592, 100593, 100594, 100595, 100596, 100597, 100598, 100599, 100600, 100601, 100602, 100603, 100604, 100605, 100606, 100607, 100608, 100609, 100610, 100611, 100612, 100613, 100614, 100615, 100616, 100617, 100618, 100619, 100620, 100621, 100622, 100623, 100624, 100625, 100626, 100627, 100628, 100629, 100630, 100631, 100632, 100633, 100634, 100635, 100636, 100637, 100638, 100639, 100640, 100641, 100642, 100643, 100644, 100645, 100646, 100647, 100648, 100649, 100650, 100651, 100652, 100653, 100654, 100655, 100656, 100657, 100658, 100659, 100660, 100661, 100662, 100663, 100664, 100665, 100666, 100667, 100668, 100669, 100670, 100671, 100672, 100673, 100674, 100675, 100676, 100677, 100678, 100679, 100680, 100681, 100682, 100683, 100684, 100685, 100686, 100687, 100688, 100689, 100690, 100691, 100692, 100693, 100694, 100695, 100696, 100697, 100698, 100699, 100700, 100701, 100702, 100703, 100704, 100705, 100706, 100707, 100708, 100709, 100710, 100711, 100712, 100713, 100714, 100715, 100716, 100717, 100718, 100719, 100720, 100721, 100722, 100723, 100724, 100725, 100726, 100727, 100728, 100729, 100730, 100731, 100732, 100733, 100734, 100735, 100736, 100737, 100738, 100739, 100740, 100741, 100742, 100743, 100744, 100745, 100746, 100747, 100748, 100749, 100750, 100751, 100752, 100753, 100754, 100755, 100756, 100757, 100758, 100759, 100760, 100761, 100762, 100763, 100764, 100765, 100766, 100767, 100768, 100769, 100770, 100771, 100772, 100773, 100774, 100775, 100776, 100777, 100778, 100779, 100780, 100781, 100782, 100783, 100784, 100785, 100786, 100787, 100788, 100789, 100790, 100791, 100792, 100793, 100794, 100795, 100796, 100797, 100798, 100799, 100800, 100801, 100802, 100803, 100804, 100805, 100806, 100807, 100808, 100809, 100810, 100811, 100812, 100813, 100814, 100815, 100816, 100817, 100818, 100819, 100820, 100821, 100822, 100823, 100824, 100825, 100826, 100827, 100828, 100829, 100830, 100831, 100832, 100833, 100834, 100835, 100836, 100837, 100838, 100839, 100840, 100841, 100842, 100843, 100844, 100845, 100846, 100847, 100848, 100849, 100850, 100851, 100852, 100853, 100854, 100855, 100856, 100857, 100858, 100859, 100860, 100861, 100862, 100863, 100864, 100865, 100866, 100867, 100868, 100869, 100870, 100871, 100872, 100873, 100874, 100875, 100876, 100877, 100878, 100879, 100880, 100881, 100882, 100883, 100884, 100885, 100886, 100887, 100888, 100889, 100890, 100891, 100892, 100893, 100894, 100895, 100896, 100897, 100898, 100899, 100900, 100901, 100902, 100903, 100904, 100905, 100906, 100907, 100908, 100909, 100910, 100911, 100912, 100913, 100914, 100915, 100916, 100917, 100918, 100919, 100920, 100921, 100922, 100923, 100924, 100925, 100926, 100927, 100928, 100929, 100930, 100931, 100932, 100933, 100934, 100935, 100936, 100937, 100938, 100939, 100940, 100941, 100942, 100943, 100944, 100945, 100946, 100947, 100948, 100949, 100950, 100951, 100952, 100953, 100954, 100955, 100956, 100957, 100958, 100959, 100960, 100961, 100962, 100963, 100964, 100965, 100966, 100967, 100968, 100969, 100970, 100971, 100972, 100973, 100974, 100975, 100976, 100977, 100978, 100979, 100980, 100981, 100982, 100983, 100984, 100985, 100986, 100987, 100988, 100989, 100990, 100991, 100992, 100993, 100994, 100995, 100996, 100997, 100998, 100999, 101000, 101001, 101002, 101003, 101004, 101005, 101006, 101007, 101008, 101009, 101010, 101011, 101012, 101013, 101014, 101015, 101016, 101017, 101018, 101019, 101020, 101021, 101022, 101023, 101024, 101025, 101026, 101027, 101028, 101029, 101030, 101031, 101032, 101033, 101034, 101035, 101036, 101037, 101038, 101039, 101040, 101041, 101042, 101043, 101044, 101045, 101046, 101047, 101048, 101049, 101050, 101051, 101052, 101053, 101054, 101055, 101056, 101057, 101058, 101059, 101060, 101061, 101062, 101063, 101064, 101065, 101066, 101067, 101068, 101069, 101070, 101071, 101072, 101073, 101074, 101075, 101076, 101077, 101078, 101079, 101080, 101081, 101082, 101083, 101084, 101085, 101086, 101087, 101088, 101089, 101090, 101091, 101092, 101093, 101094, 101095, 101096, 101097, 101098, 101099, 101100, 101101, 101102, 101103, 101104, 101105, 101106, 101107, 101108, 101109, 101110, 101111, 101112, 101113, 101114, 101115, 101116, 101117, 101118, 101119, 101120, 101121, 101122, 101123, 101124, 101125, 101126, 101127, 101128, 101129, 101130, 101131, 101132, 101133, 101134, 101135, 101136, 101137, 101138, 101139, 101140, 101141, 101142, 101143, 101144, 101145, 101146, 101147, 101148, 101149, 101150, 101151, 101152, 101153, 101154, 101155, 101156, 101157, 101158, 101159, 101160, 101161, 101162, 101163, 101164, 101165, 101166, 101167, 101168, 101169, 101170, 101171, 101172, 101173, 101174, 101175, 101176, 101177, 101178, 101179, 101180, 101181, 101182, 101183, 101184, 101185, 101186, 101187, 101188, 101189, 101190, 101191, 101192, 101193, 101194, 101195, 101196, 101197, 101198, 101199, 101200, 101201, 101202, 101203, 101204, 101205, 101206, 101207, 101208, 101209, 101210, 101211, 101212, 101213, 101214, 101215, 101216, 101217, 101218, 101219, 101220, 101221, 101222, 101223, 101224, 101225, 101226, 101227, 101228, 101229, 101230, 101231, 101232, 101233, 101234, 101235, 101236, 101237, 101238, 101239, 101240, 101241, 101242, 101243, 101244, 101245, 101246, 101247, 101248, 101249, 101250, 101251, 101252, 101253, 101254, 101255, 101256, 101257, 101258, 101259, 101260, 101261, 101262, 101263, 101264, 101265, 101266, 101267, 101268, 101269, 101270, 101271, 101272, 101273, 101274, 101275, 101276, 101277, 101278, 101279, 101280, 101281, 101282, 101283, 101284, 101285, 101286, 101287, 101288, 101289, 101290, 101291, 101292, 101293, 101294, 101295, 101296, 101297, 101298, 101299, 101300, 101301, 101302, 101303, 101304, 101305, 101306, 101307, 101308, 101309, 101310, 101311, 101312, 101313, 101314, 101315, 101316, 101317, 101318, 101319, 101320, 101321, 101322, 101323, 101324, 101325, 101326, 101327, 101328, 101329, 101330, 101331, 101332, 101333, 101334, 101335, 101336, 101337, 101338, 101339, 101340, 101341, 101342, 101343, 101344, 101345, 101346, 101347, 101348, 101349, 101350, 101351, 101352, 101353, 101354, 101355, 101356, 101357, 101358, 101359, 101360, 101361, 101362, 101363, 101364, 101365, 101366, 101367, 101368, 101369, 101370, 101371, 101372, 101373, 101374, 101375, 101376, 101377, 101378, 101379, 101380, 101381, 101382, 101383, 101384, 101385, 101386, 101387, 101388, 101389, 101390, 101391, 101392, 101393, 101394, 101395, 101396, 101397, 101398, 101399, 101400, 101401, 101402, 101403, 101404, 101405, 101406, 101407, 101408, 101409, 101410, 101411, 101412, 101413, 101414, 101415

Paul William Davis

442 Helen Street

Melbourne, FL 32935

September 30, 2015

Sire Address- 442 Helen Street, Melbourne, FL 32935

Brevard County Commission

2725 Judge Fran Jamieson Way

Melbourne, FL 32940

This letter is regarding the waivers for paving the northern most forty three feet of Helen Street and the construction of a T-Turnaround.

I currently own and reside at 442 Helen Street which is directly east of the forty three feet a waiver is being requested for. I have no objections to the granting of either of these waivers.

Thank you

Paul W. Davis

Paul William Davis

Date: 9/30/15

State of Florida

County of Brevard

Subscribe and sworn before me this 30th day of September, 2015, personally appeared, Paul W. Davis, who is personally known to me or provided FLDL as identification.

[Signature]
Notary Public Signature



Esena M. Perez
State of Florida
MY COMMISSION # EE 863784
Expires: March 13, 2017

Paul Glover
447 Helen Street
Melbourne, FL 32935

September 28, 2015

Site Address – 442 Helen Street, Melbourne, Florida

Brevard County Commission
2725 Judge Fran Jamieson Way
Melbourne, FL 32940

This letter is regarding the waivers for paving the northern most forty three feet of Helen Street and the construction of a T-Turnaround.

I currently own the property at 447 Helen Street which is directly west of the forty three feet a waiver is being requested for. I have no objections to the granting of either of these waivers.

Thank you,



Paul Glover
Date: 10-7-15

State of Florida
County of Brevard

Subscribed and sworn to before me this 7th day of October, 2015, personally appeared Paul Glover, who is personally known to me or provided property appraiser information as identification.



Notary Public Signature



BARBARA A. KAIMAN
MY COMMISSION # FF 044173
EXPIRES: September 12, 2017
Bonded Through Budget Notary Services

Pete Davis
442 Helen Street
Melbourne, FL 32935

September 28, 2015

Site Address – 442 Helen Street, Melbourne, Florida

Brevard County Commission
2725 Judge Fran Jamieson Way
Melbourne, FL 32940

This letter is regarding the waivers for paving the northern most forty three feet of Helen Street and the construction of a T-Turnaround.

I currently reside at corner of Aurora Rd 4 Helen Street which is directly south of the forty three feet a waiver is being requested for. I have no objections to the granting of either of these waivers.

I have lived at this 2437 Aurora Rd for 49 yrs.

Thank you,

Mildred Long
(Signature)

Mildred Long
(Name)

Date: 10-5-15

Pete Davis
442 Helen Street
Melbourne, FL 32935

September 28, 2015

Site Address – 442 Helen Street, Melbourne, Florida

Brevard County Commission
2725 Judge Fran Jamieson Way
Melbourne, FL 32940

This letter is regarding the waivers for paving the northern most forty three feet of Helen Street and the construction of a T-Turnaround.

I currently reside at 442 Helen Street which is directly south of the forty three feet a waiver is being requested for. I have no objections to the granting of either of these waivers.

Thank you,



(Signature)

LARRY HOFFMAN JR

(Name)

Date: 10/3/15

Pete Davis
442 Helen Street
Melbourne, FL 32935

September 28, 2015

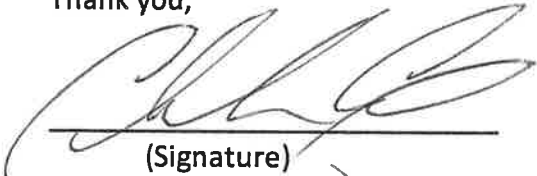
Site Address – 442 Helen Street, Melbourne, Florida

Brevard County Commission
2725 Judge Fran Jamieson Way
Melbourne, FL 32940

This letter is regarding the waivers for paving the northern most forty three feet of Helen Street and the construction of a T-Turnaround.

I currently reside at 408 Helen Street which is directly south of the forty three feet a waiver is being requested for. I have no objections to the granting of either of these waivers.

Thank you,



(Signature)

CHARLIE
(Name)

Date: 10/3/15

Pete Davis
442 Helen Street
Melbourne, FL 32935

September 28, 2015

Site Address – 442 Helen Street, Melbourne, Florida

Brevard County Commission
2725 Judge Fran Jamieson Way
Melbourne, FL 32940

This letter is regarding the waivers for paving the northern most forty three feet of Helen Street and the construction of a T-Turnaround.

I currently reside at 413 Helen Street which is directly south of the forty three feet a waiver is being requested for. I have no objections to the granting of either of these waivers.

Thank you,



(Signature)

THOMPSON Randy J
(Name)

Date: 3 OCT 15

Pete Davis
442 Helen Street
Melbourne, FL 32935

September 28, 2015

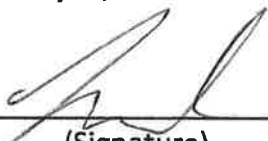
Site Address – 442 Helen Street, Melbourne, Florida

Brevard County Commission
2725 Judge Fran Jamieson Way
Melbourne, FL 32940

This letter is regarding the waivers for paving the northern most forty three feet of Helen Street and the construction of a T-Turnaround.

I currently reside at 424 Helen Street which is directly south of the forty three feet a waiver is being requested for. I have no objections to the granting of either of these waivers.

Thank you,



(Signature)

Zac Basinger

(Name)

Date: 10/5/15

Pete Davis
442 Helen Street
Melbourne, FL 32935

September 28, 2015

Site Address – 442 Helen Street, Melbourne, Florida

Brevard County Commission
2725 Judge Fran Jamieson Way
Melbourne, FL 32940

This letter is regarding the waivers for paving the northern most forty three feet of Helen Street and the construction of a T-Turnaround.

I currently reside at 429 Helen Street which is directly south of the forty three feet a waiver is being requested for. I have no objections to the granting of either of these waivers.

Thank you,

Julie M. Protas
(Signature)

Julie M. Protas
(Name)

Date: 10/4/15

LEGAL DESCRIPTION

SHEET 1 OF 2

SECTION 18, TOWNSHIP 27 SOUTH, RANGE 37 EAST

NOT VALID WITHOUT
SHEET 2 OF 2

PARCEL ID# A PORTION OF
27-37-18-07-00008.0-0001.00

PURPOSE: VACATE A PORTION OF A 50 FOOT
RIGHT OF WAY.

DESCRIPTION:

A PORTION OF A 50 FOOT RIGHT OF WAY LYING IN REPLAT OF PART OF WILSON'S GARDENS SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE 35, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH 43.00 FEET OF HELEN STREET, A 50 FOOT RIGHT OF WAY, AS RECORDED IN PLAT BOOK 11, PAGE 35, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA. CONTAINING 2,150 SQUARE FEET OR 0.05 ACRES, MORE OR LESS.

SURVEYOR'S NOTES:

1. THIS SKETCH IS NOT A BOUNDARY SURVEY BUT ONLY A GRAPHIC DEPICTION OF THE STRIP OF LAND HEREIN DESCRIBED HEREIN.
2. THE BEARING SHOWN HEREON ARE BASED ON THE EAST RIGHT OF WAY OF HELEN STREET, WHICH BEARS $00^{\circ}05'21''$ W, AS SHOWN ON THE PLAT OF PART OF WILSON'S GARDENS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE 35, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.
3. NO INSTRUMENTS OF RECORD REFLECTING EASEMENTS, RIGHTS OF WAY AND/OR OWNERSHIP WERE FURNISHED TO THE SURVEYOR EXCEPT AS SHOWN. NO TITLE OPINION IS EXPRESSED OR IMPLIED.
4. THE PURPOSE OF THIS SKETCH AND DESCRIPTION IS TO VACATE A PORTION OF A 50 FOOT WIDE RIGHT OF WAY.

PREPARED FOR:

MIKE COBB



ANDREW W. POWSHOK, PLS NO. 5383
NOT VALID UNLESS SIGNED AND SEALED

PREPARED BY: AAL LAND SURVEYING SERVICES, INC.

ADDRESS: 3970 MINTON ROAD, WEST MELBOURNE, FL. 32904

LICENSE BUSINESS #6623

PHONE: (321) 768-8110, FAX: (321) 952-9771, E-MAIL: aalsurvey@aalsurvey.com

DRAWN BY: S. ROBERTS

CHECKED BY: A. W. POWSHOK

DRAWING NO. 33453SOD-A

SECTION 18

DATE: 09/08/2015

SHEET 1 OF 2

REVISIONS _____

TOWNSHIP 27 SOUTH

RANGE 37 EAST

SKETCH OF DESCRIPTION

SHEET 2 OF 2

SECTION 18, TOWNSHIP 27 SOUTH, RANGE 37 EAST

THIS SKETCH IS NOT A SURVEY AND IS NOT VALID WITHOUT SHEET 1 OF 2

PARCEL ID# A PORTION OF
27-37-18-07-00008.0-0001.00

EAST 175' OF BLOCK A
PLAT OF WILSON GARDENS
PLAT BOOK 10, PAGE 33

REMAINDER OF
EAST 175' OF BLOCK A

PARCEL ID#
27-37-18-08-0000A.0-0000.00

PARCEL ID#
27-37-18-07-00008.0-0001.00

N89°51'00"E 50.00'

FENCE 0.8' OFF

PARCEL ID# A PORTION OF
27-37-18-07-00008.0-0001.00

125.00'

OVERHEAD WIRES



LOT 1
BLOCK A

N00°05'21"E 43.00'
77.93'

OVERHEAD WIRES

**NORTH 43.00' OF
HELEN STREET**

2,150 SQUARE FEET
0.05 ACRES ±

EAST R/W

S00°05'21"W 43.00'
(B.B.)

127.08'(M)

LOT 1
BLOCK B

SCALE: 1" = 20'

N89°51'00"E 50.00'

REPLAT OF PART OF
WILSON'S GARDENS SUBDIVISION
PLAT BOOK 11, PAGE 35

125.00'

NORTH 27.49'
LOT 2, BLOCK A

PARCEL ID#
27-37-18-07-0000A.0-0001.00

DIRT DRIVE
27.49'

CENTERLINE
OF SWALE

STREET

PLAT BOOK 11, PAGE 35

MAIL BOX

CENTERLINE
OF SWALE

128.11'(M)

REPLAT OF PART OF
WILSON'S GARDENS SUBDIVISION
PLAT BOOK 11, PAGE 35

OVERHEAD WIRES

WOOD POWER POLE

CONCRETE
DRIVE

OVERHEAD WIRES

MAIL BOX

MAIL BOX

**HELEN
STREET**
50' R/W

HEADWALL

CENTERLINE
OF SWALE

LOT 2
BLOCK B

SOUTH 50.00'
LOT 2, BLOCK A

50.00'

PARCEL ID#
27-37-18-07-0000A.0-0002.00

EDGE OF PAVEMENT

HEADWALL

CENTERLINE
OF SWALE

18" CMP
CONCRETE
DRIVE

PARCEL ID#
27-37-18-07-00008.0-0001.00

125.00'

129.13'(M)

DRAWING NO. 33453SOD-A
SECTION 18, TOWNSHIP 27
SOUTH, RANGE 37 EAST

PREPARED BY:
AAL LAND SURVEYING SERVICES, INC.

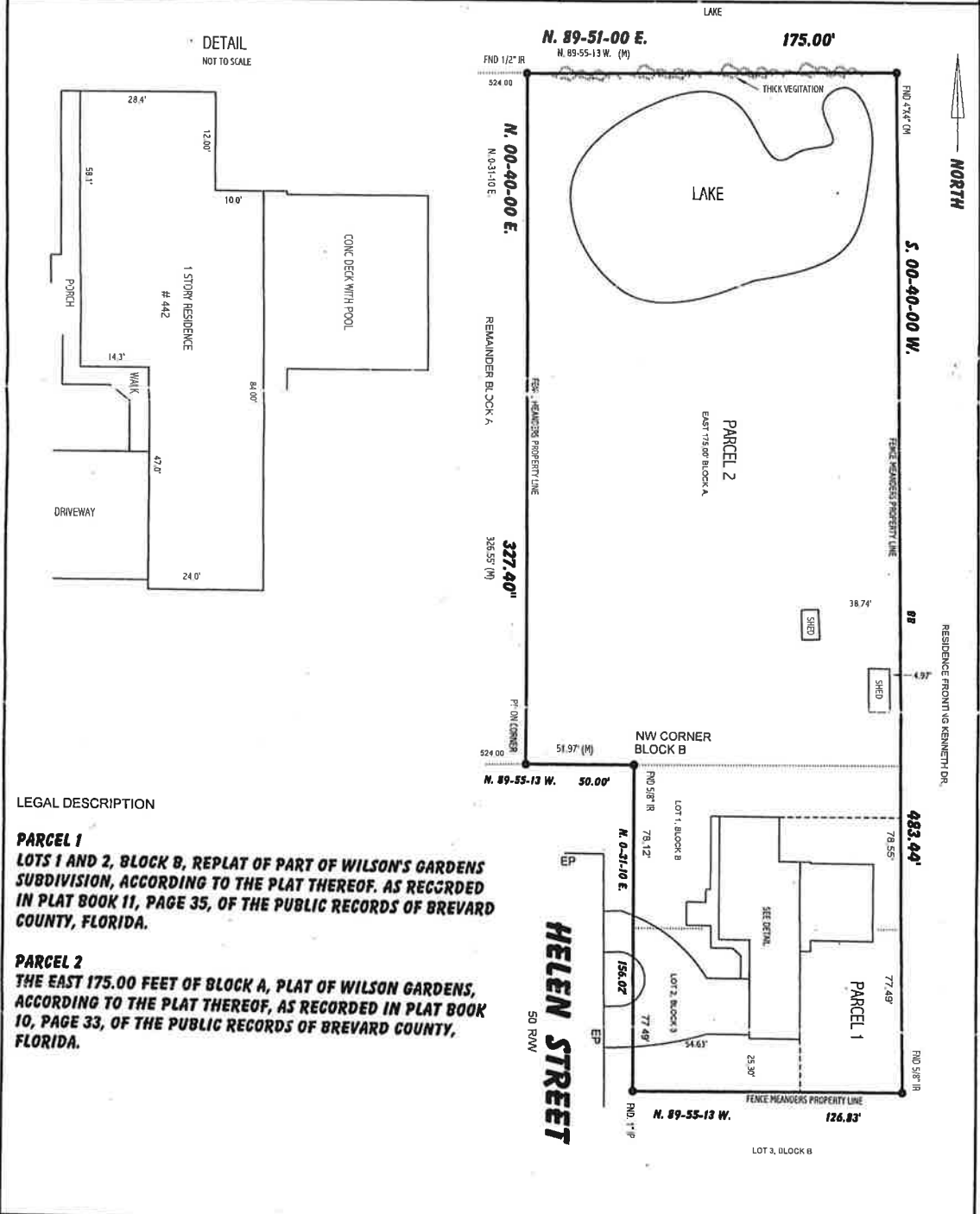
WOERTENDYKE SURVEYING, INC.

804 IROQUOIS AVE. MELBOURNE FLA. 32935

LB #7150 OFFICE 321-752-7721 FAX 321-262-7051

MARK A. WOERTENDYKE DATE 7/16/02

PSM # 6228



BOUNDARY SURVEY PREPARED FOR:
DEBORAH S. DAVIS
AMERICAS WHOLESALE LENDER
COASTAL TITLE SERVICES, INC.
LAWYERS TITLE INSURANCE CORPORATION

LEGAL DESCRIPTION
SEE ABOVE

JOB NO.	02-219
SCALE	1"=80'
FIELD DATE	7/15/02
DRAWN BY	MW

NOTES:
 BEARINGS ARE EXPRESSED IN DEGREES, MINUTES, AND SECONDS UNLESS OTHERWISE SHOWN PLAT BEARINGS AND DISTANCES ARE EQUAL TO MEASURED. THIS SURVEY IS BASED ON THE LEGAL DESCRIPTION SUPPLIED BY THE CLIENT. PARCEL MAY BE SUBJECT TO RECORDED OR UNRECORDED INSTRUMENTS NOT SUPPLIED TO THE SURVEYOR. NO UNDERGROUND FOOTERS, FOUNDATIONS OR UTILITIES ARE LOCATED AS A PART OF THIS SURVEY. SUBJECT PROPERTY LIES WITHIN FLOOD ZONE X AS PER FIRM MAP NUMBER 12099C0443E. THIS SURVEY IS NOT VALID WITHOUT THE RAISED SEAL AND SIGNATURE OF THE SURVEYOR. BEARINGS ARE REFERENCED TO ASSUMED NORTH. ANY CHANGES MADE TO SURVEY BY PERSONS OTHER THAN SIGNING SURVEYOR VOID SURVEY.



Vermont St.



Vermont St.



Helen St.



**PLANNING & DEVELOPMENT DEPT. & PUBLIC WORKS DEPT.
STAFF REPORT RE: REQUIREMENT FOR T-TURNAROUND FOR 450 HELEN STREET**

Mr. Davis is requesting approval to construct a single family home on property that is at the terminus of Helen Street, which is a ±600 foot long right-of-way on the north side of Aurora Road in the Melbourne area. There are 10 single family home sites flanking the east and west sides of Helen Street. Mr. Davis' residence is located on Lots 1 & 2 of Block B (442 Helen Street) on the east side of the street. Mr. Davis' ownership includes the adjacent 1.31 acre tract immediately north of his residence. Currently, said tract does not abut the edge of pavement for the terminus of Helen Street. His survey indicates that there is 43 feet (2,150 square feet) of unimproved right of way for Helen Street fronting the tract in question. The Zoning Regulations require that a turnaround (aka "T Turnaround") be constructed at the end of the road right of way by the property owner in order to obtain a building permit.

More specifically, Section 62-1156 *Issuance of a building permit for property abutting end of a road right-of-way* states:

A building permit may be issued to property abutting the termination of a dedicated and accepted road right-of-way, regardless of whether the frontage is less than the required minimum frontage on a dedicated and accepted road right-of-way, under the following conditions:

- (1) There must be compliance with all other provisions of this article or related sections of this Code;
- (2) The frontage on the road right-of-way must be at least 50 percent of the width of the road right-of-way; and
- (3) **A turnaround must be constructed at the end of the road right-of-way by the property owner** (*emphasis added*).

A T Turnaround provide area for vehicles, particularly oversized vehicles such as garbage trucks, to maneuver and reverse direction on a dead end street without having to encroach into a residential driveway or lawn.

Mr. Davis is seeking relief from this requirement of the Code. Given the ample size of the proposed home site (1.31 acres), staff is unable to ascertain any basis for a hardship in complying with this requirement.

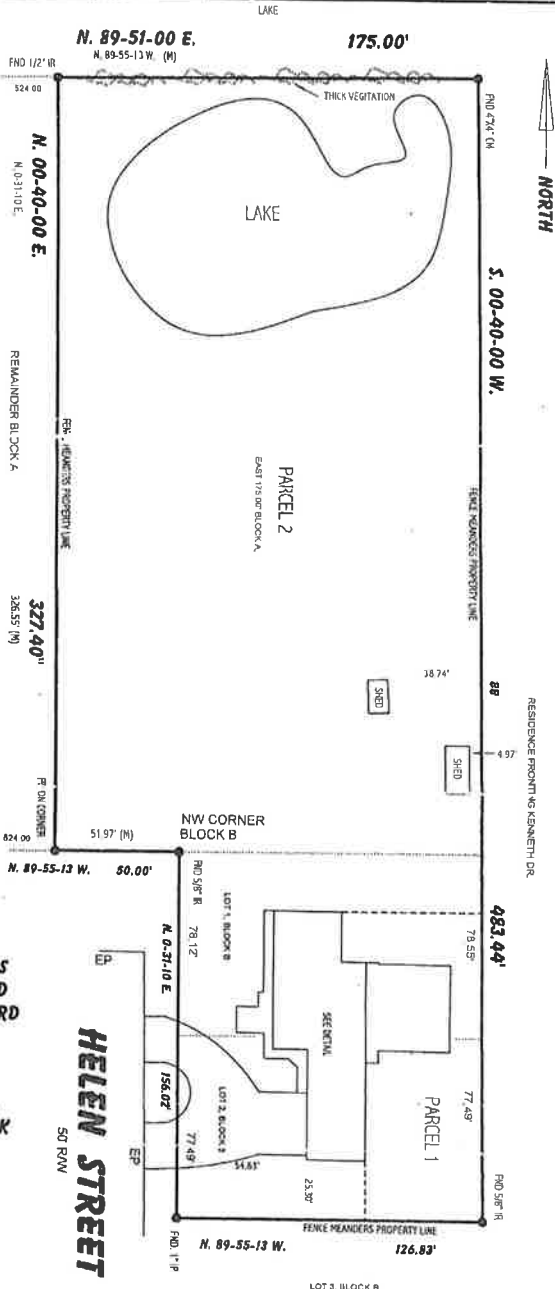
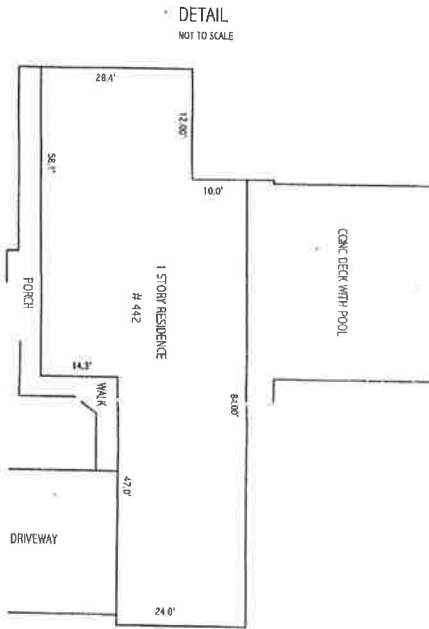
WOERTENDYKE SURVEYING, INC.

804 IROQUOIS AVE. MELBOURNE FLA. 32935

LB #7150 OFFICE 321-752-7771 FAX 321-242-2051

MARK A. WOERTENDYKE DATE 7/16/02

Mark A. Woertendyke
PJM # 6228



LEGAL DESCRIPTION

PARCEL 1
LOTS 1 AND 2, BLOCK B, REPLAT OF PART OF WILSON'S GARDENS SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE 35, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

PARCEL 2
THE EAST 175.00 FEET OF BLOCK A, PLAT OF WILSON GARDENS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 10, PAGE 33, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

BOUNDARY SURVEY PREPARED FOR:

**DEBORAH S. DAVIS
AMERICAS WHOLESALE LENDER
COASTAL TITLE SERVICES, INC.
LAWYERS TITLE INSURANCE CORPORATION**

LEGAL DESCRIPTION

SEE ABOVE

- LEGEND**
- M=MEASURED
 - BB= BASIS OF BEARINGS
 - P=PLAT
 - N/D=NAIL AND DISC
 - FND=FOUND
 - IR=IRON ROD
 - CONC=CONCRETE
 - D=DELTA
 - CM=CONCRETE MONUMENT
 - RW=RIGHT OF WAY
 - L=ARC LENGTH
 - EP=EDGE OF PAVEMENT
 - CL=CENTERLINE
 - OHV=OVERHEAD WIRES
 - R=RADIUS
 - IP=IRON PIPE
 - POB=POINT OF BEGINNING
 - POC=POINT OF COMMENCEMENT
 - PC=POINT OF CURVE
 - PT=POINT OF TANGENCY
 - PP=POWER POLE
 - UR=UTILITY RISER

NOTES:

BEARINGS ARE EXPRESSED IN DEGREES, MINUTES, AND SECONDS UNLESS OTHERWISE SHOWN PLAT BEARINGS AND DISTANCES ARE EQUAL TO MEASURED. THIS SURVEY IS BASED ON THE LEGAL DESCRIPTION SUPPLIED BY THE CLIENT. PARCEL MAY BE SUBJECT TO RECORDED OR UNRECORDED INSTRUMENTS NOT SUPPLIED TO THE SURVEYOR NO UNDERGROUND FOOTERS, FOUNDATIONS OR UTILITIES ARE LOCATED AS A PART OF THIS SURVEY. SUBJECT PROPERTY LIES WITHIN FLOOD ZONE X AS PER FIRM MAP NUMBER 12009C0443E. THIS SURVEY IS NOT VALID WITHOUT THE RAISED SEAL AND SIGNATURE OF THE SURVEYOR. BEARINGS ARE REFERENCED TO ASSUMED NORTH. ANY CHANGES MADE TO SURVEY BY PERSONS OTHER THAN SIGNING SURVEYOR VOID SURVEY.

JOB NO.	02-219
SCALE	1"=60'
FIELD DATE	7/15/02
DRAWN BY	MW

SKETCH OF DESCRIPTION

SHEET 2 OF 2

SECTION 18, TOWNSHIP 27 SOUTH, RANGE 37 EAST
 PARCEL ID# A PORTION OF
 27-37-18-07-00008.0-0001.00

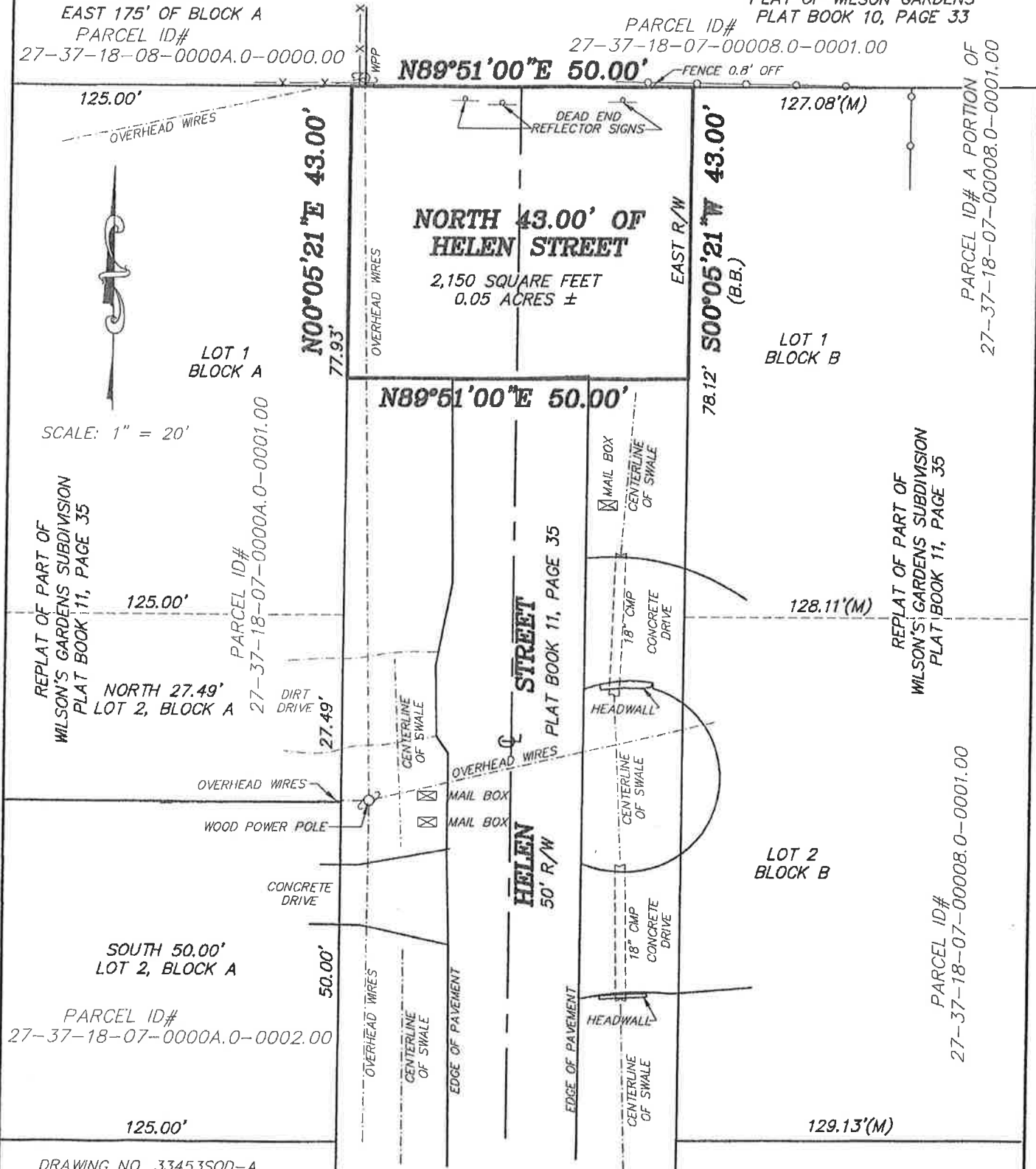
THIS SKETCH IS NOT A SURVEY AND
 IS NOT VALID WITHOUT SHEET 1 OF 2

REMAINDER OF
 EAST 175' OF BLOCK A
 PARCEL ID#
 27-37-18-08-0000A.0-0000.00

EAST 175' OF BLOCK A
 PLAT OF WILSON GARDENS
 PLAT BOOK 10, PAGE 33

PARCEL ID#
 27-37-18-07-00008.0-0001.00

PARCEL ID# A PORTION OF
 27-37-18-07-00008.0-0001.00



DRAWING NO. 33453SOD-A
 SECTION 18, TOWNSHIP 27
 SOUTH, RANGE 37 EAST

PREPARED BY:
 AAL LAND SURVEYING SERVICES, INC.

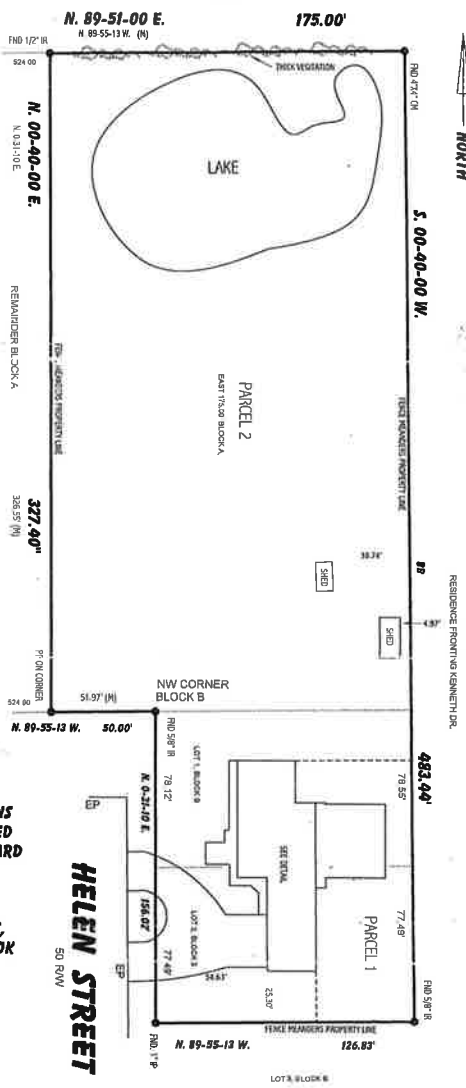
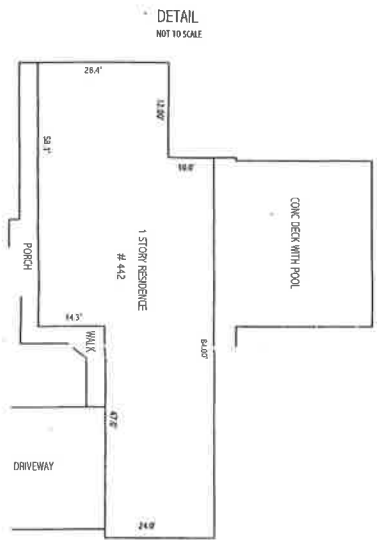
WOERTENDYKE SURVEYING, INC.

804 IROQUOIS AVE. MELBOURNE FLA. 32935

CB #7150 OFFICE 321-752-7721 FAX 321-247-2651

MARK A. WOERTENDYKE DATE 7/16/02

Mark A. Woertendyke
PDM # 4228



LEGAL DESCRIPTION

PARCEL 1
LOTS 1 AND 2, BLOCK B, REPLAT OF PART OF WILSON'S GARDENS SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE 35, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

PARCEL 2
THE EAST 175.00 FEET OF BLOCK A, PLAT OF WILSON GARDENS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 10, PAGE 33, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

BOUNDARY SURVEY PREPARED FOR:

**DEBORAH S. DAVIS
AMERICAS WHOLESALE LENDER
COASTAL TITLE SERVICES, INC.
LAWYERS TITLE INSURANCE CORPORATION**

LEGAL DESCRIPTION

SEE ABOVE

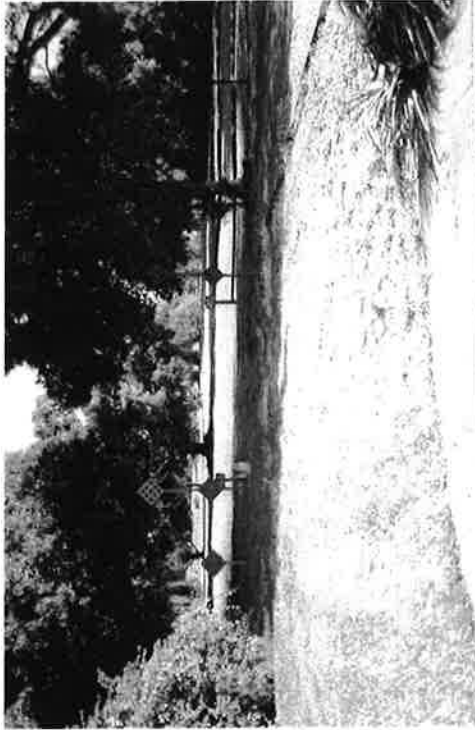
LEGEND

- M=MEASURED
- BB= BASIS OF BEARINGS
- P=PLAT
- ND=NAIL AND DISC
- FND=FOUND
- IR=IRON ROD
- CONC=CONCRETE
- DELTA
- CM=CONCRETE MONUMENT
- RW=RIGHT OF WAY
- L=ARC LENGTH
- EP=EDGE OF PAVEMENT
- CL=CENTERLINE
- OHW=OVERHEAD WIRES
- R=RADIUS
- IP=IRON PIPE
- POB=POINT OF BEGINNING
- POC=POINT OF COMMENCEMENT
- PC=POINT OF CURVE
- PT=POINT OF TANGENCY
- PP=POWER POLE
- UR=UTILITY RISER

NOTES:

BEARINGS ARE EXPRESSED IN DEGREES, MINUTES, AND SECONDS UNLESS OTHERWISE SHOWN PLAT BEARINGS AND DISTANCES ARE EQUAL TO MEASURED. THIS SURVEY IS BASED ON THE LEGAL DESCRIPTION SUPPLIED BY THE CLIENT. PARCEL MAY BE SUBJECT TO RECORDED OR UNRECORDED INSTRUMENTS NOT SUPPLIED TO THE SURVEYOR NO UNDERGROUND FOOTERS, FOUNDATIONS OR UTILITIES ARE LOCATED AS A PART OF THIS SURVEY. SUBJECT PROPERTY LIES WITHIN FLOOD ZONE X AS PER FIRM MAP NUMBER 12099C0440E. THIS SURVEY IS NOT VALID WITHOUT THE RAISED SEAL AND SIGNATURE OF THE SURVEYOR. BEARINGS ARE REFERENCED TO ASSUMED NORTH. ANY CHANGES MADE TO SURVEY BY PERSONS OTHER THAN SIGNING SURVEYOR VOID SURVEY.

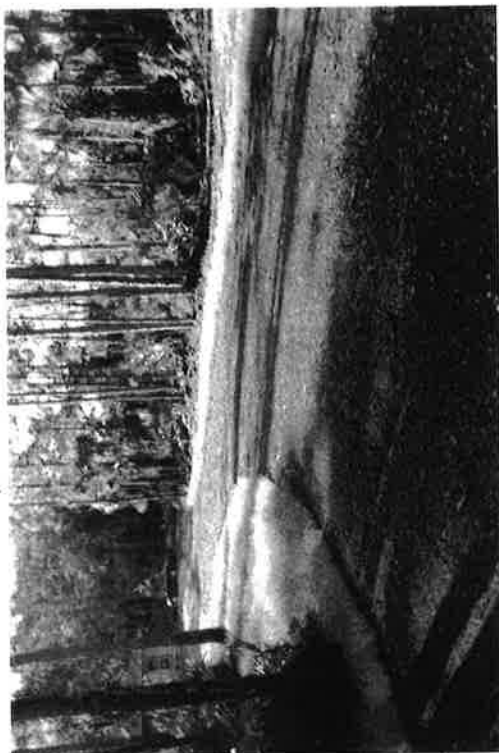
JOB NO. 02-219
SCALE 1"=60'
FIELD DATE 7/15/02
DRAWN BY MW



Helen St



Helen St



Vermont St.

