

**BRADFORD COUNTY BOARD OF ADJUSTMENT
REGULAR MEETING
BRADFORD COUNTY COURTHOUSE, NORTH WING,
945 NORTH TEMPLE AVENUE
STARKE, FLORIDA**

A G E N D A

Tuesday December 5th, 2023

10:30 a.m.

1. Call to Order

2. **Old Business**

Approval of or correction to the minutes of the September 5th, 2023 meeting

3. **New Business:**

SE 23-05

V 23-05, an application by James Devalerio, to request a Variance be granted as provided for in Section 4.5. Agricultural, Section 4.5.7 Minimum Yard setbacks from a required 25' to a requested 10' along the Southerly line at the property being described as follows;

p/o the NW1/4 of the SE1/4 of the NE1/4 of Section 10, Township 7 South, Range 21 East, Bradford County, Fla. and being Bradford County Parcel Number 00861-0-01200.

4. **Close**

**BRADFORD COUNTY BOARD OF ADJUSTMENT
REGULAR MEETING
BRADFORD COUNTY COURTHOUSE, NORTH WING,
945 NORTH TEMPLE AVENUE
STARKE, FLORIDA**

Thursday July 20th, 2023

PRESENT: District 5 Chair Diane Andrews
District 1 Vice Chair Carolyn Spooner
District 2 Commissioner Kenny Thompson
District 3 Commissioner Joseph “Chris” Dougherty
District 4 Commissioner Danny Riddick

ALSO PRESENT: Randal Andrews, Zoning Director; Aleshia Wilsey- Executive Assistant Building-Zoning-Fire Prevention; Jason Dodd, Public Works Supervisor, Amanda Brown, Executive Assnt to County Manager, County Manager; Scott Kornegay & Rich Komando; County Attorney, Sherriff Gordon Smith

1. Call to Order by Chair Diane Andrews at 6:03 PM

2. **Old Business;**

Consider Approval or Correction to the minutes from the following previous meetings.

a) Board of Adjustment meeting held on Thursday June 15th, 2023.

No Comment

Motion: Commissioner Thompson Second: Commissioner Riddick Vote:5-0

3. **New Business:**

SE 23-03

SE 23-03, an application by Christine W. McClung, to request a Special Exception be granted as provided for in Section 4.5 “Ag-2” Agricultural-2, Section 4.5.5 Ag-2 # 20 Recreational Activities, Racetrack, requiring a minimum of Five (5) acres to be located at the property being described as follows;

p/o the N1/2 of the SW1/4 of the NE ¼ of Section 26, Township 5 South, Range 21 East, Bradford County, Florida, and being Bradford County Parcel Number 00494-0-00300.

Comment: Christine Williams and son Cole Williams – owner. Explaining the yearly race they would have at the property lasting Friday and Saturday, no Sundays. Safety and other concerns citizens may have. Vice Chair Spooner asked about the dirt bikes and safety. Commissioner Dougherty asked about times of the event of start to finish. Sherriff Gordon Smith made a comment about noise complaints and how there has been none in the past. He also made

comments/suggestions about restrooms & rescue services to use for this event. Commissioner Dougherty asked to table it so owners can get more info on safety procedures/plan and address it to the board at next meeting in August.

Comments: Paul Steel about the appeal he filed on Chemores. He suggested to send the appeal to NFRPC to see what the procedure is for appeals and to get an opinion.

4. **Close at 6:22 PM being no further business**

**Board of Adjustments Meeting
Bradford County Florida**

Carolyn Spooner, Chair

Minutes prepared by Aleshia Wilsey, Executive Assistant for Building-Zoning-Fire Prevention.
Minutes approved by the Board of Adjustments at the next meeting.

Minutes approved by the Board of Adjustments at the _____ meeting



0 83 166 249 332 415 498 581 664 747 830 913 996 ft

Bradford County Property Appraiser Kenny Clark, CFA | Starke, Florida | 904-966-6216

PARCEL: 00861-0-01200 (3530) HX HB | SINGLE FAMILY (0100) | 1 AC

NOTES:



V 23-05

**BRADFORD COUNTY
VARIANCE
APPLICATION**

Name of Property Owner: James Devalerio

Address: 12933 SW 83rd Ave.

City, State, Zip Code: Starke, Fla. 32091

Telephone: 904-263-8174

Title Holder's Representative (Agent), if applicable: _____

Address: _____

City, State, Zip Code: _____

Telephone: _____

A Variance is requested in conformity with the Land Development Regulations to permit a variance from Section 4.5.7 Agriculture building Setback from 25 feet along the Southerly boundary to a requested 10 feet.

LEGAL DESCRIPTION: (attach exact legal of property to be changed)

Parcel Number: 00861-0-01200

Section: 10 Township: 7 Range: 21

Location (911 Address): 12933 SW 83rd Ave., Starke, Fla. 32091

Total acreage of land to be considered under this petition: 1.00

Present Use of Land: Residential
(Commercial, Industrial, Residential, Agricultural, etc.)

Future Land Use Plan Map Category: Agriculture

Zoning District: Ag-2

A previous petition for a variance:

was made with respect to these premises

Application No: _____

was not made with respect to these premises

I HEREBY CERTIFY THAT ALL OF THE ABOVE STATEMENTS CONTAINED IN ANY DOCUMENTS OR PLANS SUBMITTED HERewith ARE TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

James Devalerio

Applicant/Agent Name (Type or Print)

James DeValerio

Applicant/Agent Name (Type or Print)

Applicant/Agent Signature

9/29/2023

Applicant/Agent Signature

Date

Date

VARIANCE APPLICATION FEE IS NON-REFUNDABLE
FOR OFFICE USE ONLY-PLEASE DO NOT WRITE BELOW THE LINE:

Date Filed:

10/10/2023

Variance Petition No: V 23-05

Fee Amount:

\$ 250.00

Receipt No:

Date of Board of Adjustment Public Hearing:

11/16/2023

Date Notice Published:

11/2/2023

Newspaper:

BRADFORD COUNTY TELEGRAPH

Board of Adjustment decision:

Granted/Denied

Board of Adjustment Chairman Signature:

Zoning Permit

BRADFORD COUNTY

BRADFORD, FLORIDA

ZONING DEPARTMENT

945 NORTH TEMPLE AVENUE, STARKE, FLORIDA 32091

904-966-6223 Ext 3

Zoning Permit Number: 230202

**SITE ADDRESS: 12933 SW
83RD AVENUE**

PARCEL NO.: 00861-0-01200 ZONING: AG-2

**ISSUED TO: JAMES DEVALERIO
12933 SW 83RD AVE
STARKE, FL, 32091**

PERMIT TYPE: App for Variance

**DETAILS Varaince for Setback from 25' to a requested 10' along the
Sly Bdy**

PERMIT DATE: 10/11/2023

FEE: 250.00 EXPIRE DATE:

It is hereby certified that the above use as shown on the plats and plans submitted with the application conforms with all applicable provisions of the Bradford County Zoning Ordinance. The issuance of this Permit does not allow the violation of Bradford County Zoning Ordinances or other governing Regulations.

The applicant is responsible for obtaining a building permit (if required) prior to commencing work on the proposed improvement.

APPROVED BY:

DATE:



**October 11,
2023**

Randy Andrews , Zoning Director



Permit #: 230202

Permit Type:

Address: 12933 SW 83RD AVENUE

City: STARKE FL 32091

State:

Zip:

Owner: JAMES DEVALERIO

Owner Address: 12933 SW 83RD AVE

Owner City: STARKE, FL

Owner State:

Owner Zip: 32091

Owner Phone:

Owner Email:

Receipt #: 1106

Date: 10/11/2023

Paid By: James Devalerio

Description: Variance for setback from 25' to 10' along the Sly bdy.

Payment Type:

Payment Type Description: check # 956

Accepted By: Randy Andrews

Fees Paid

Fee Name	Fee Type	Description	Factor	Total Fee Amount	Amount Paid
App for Variance	Zoning		0.00	250.00	250.00
				Total:	\$250.00

***Bradford County
Building, Zoning and Planning***

945 N. Temple Avenue, Starke, Fl. 32091
904-966-6213 Fax: 904-966-6220

November 20th, 2023

TO: Bradford County Telegraph
FROM: Randal W. Andrews, Director of Zoning
SUBJECT: Application No: V 23-05 (J. Devalerio)
Notice of hearing before the Board of Adjustment

Please find attached the above referenced public notice to be advertised in the Bradford County Telegraph on November 23rd, 2023

**PLEASE INVOICE: Bradford County Zoning Department
945 N. Temple Avenue
Starke, Fl. 32091**

Subsequent to the publication of this notice, please send affidavits of proof of publication to:

Bradford County Zoning Department
945 N. Temple Avenue
Starke, Fl. 32091
Attn: Randy Andrews

NOTICE OF PUBLIC HEARING
CONCERNING A VARIANCE AS PROVIDED FOR IN THE
BRADFORD COUNTY LAND DEVELOPMENT REGULATIONS

BY THE BOARD OF ADJUSTMENT OF BRADFORD COUNTY, FLORIDA, NOTICE IS HEREBY GIVEN that, pursuant to the Bradford County Land Development Regulations, as amended, hereinafter referred to as the Land Development Regulations, objections, recommendations and comments concerning a special exception, as described below, will be heard by the Board of Adjustment of Bradford County, Florida, at a public hearing on December 5th, 2023 at 10:00 a.m. or as soon thereafter as the matter can be heard, in the County Commission Meeting Room, North Wing, County Courthouse located at 945 N. Temple Avenue in Starke, Florida.

V 23-05, an application by James Devalerio, to request a Variance be granted as provided for in Section 4.5. Agricultural, Section 4.5.7 Minimum Yard setbacks from a required 25' to a requested 10' along the Southerly line at the property being described as follows;

p/o the NW1/4 of the SE1/4 of the NE1/4 of Section 10, Township 7 South, Range 21 East, Bradford County, Fla. and being Bradford County Parcel Number 00861-0-01200.

The public hearing may be continued to one or more future dates. Any interested party shall be advised that the date, time and place of any continuation of the public hearing shall be announced during the public hearing and that no further notice concerning the matter will be published, unless said continuation exceeds six calendar weeks from the date of the above referenced public hearing. Aforementioned public hearing, all interested parties may appear to be heard with respect to the appeal.

Copies of the material are available for public inspection at the Office of the Director of Zoning, Planning, and Building, County Courthouse located at 945 North Temple Avenue, North Wing, Starke, Florida, during regular business hours.

All persons are advised that if they decide to appeal any decision made at the above referenced public hearing, they will need a record of the proceedings, and that, for such purpose, they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Publish in the legal section of the Bradford County Telegraph for Nov. 23rd, 2023.