

MARCO ISLAND CITY COUNCIL RESOLUTION NO. 03-62

RELATING TO PETITION NUMBER BCV-03-01 FOR A VARIANCE ON PROPERTY HEREINAFTER DESCRIBED IN THE CITY OF MARCO ISLAND, FLORIDA

WHEREAS, the City of Marco Island has adopted Ordinance 99-25 which established variance procedures for adopted technical codes; and

WHEREAS, the Marco Island City Council is acting as the Construction Board of Adjustment and Appeals; and

WHEREAS, the Marco Island City Council, being the duly constituted Construction Board of Adjustment and Appeals for the area hereby affected, has held a public hearing after proper notice as provided in said Regulations was made, and has considered the advisability of variances to the required 7-foot 6-inch headroom height (FBC 1003.2.5) of 3-inches on the first floor, 4-inches on the second floor, and 5-inches for fire sprinkler protrusions for the property hereinafter described, and has found as a matter of fact that satisfactory provision and arrangement have been made concerning all applicable matters required by said regulations and in accordance with Section 6-38(c)(1) of Ordinance 99-25; and

WHEREAS, City staff has forwarded the variance petition to City Council acting as the Construction Board of Adjustment and Appeals with a recommendation of denial; and

WHEREAS, all interested parties have been given opportunity to be heard by this Board in public meeting assembled, and the Board having considered all matters presented;

NOW THEREFORE, BE IT RESOLVED BY THE CITY OF MARCO ISLAND CITY COUNCIL that:

The petition filed by Ashley Lupo, Esquire, as agent for Patricia Frates, d/b/a Island Storage, property owner, with respect to the property herein described as Unit 23, Island Industrial Park, 994 North Barfield Drive, Marco Island, Florida is hereby approved with the following conditions:

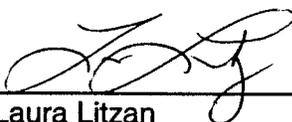
1. The subject variance authorizes a 3-inch reduction to the required headroom height on the first floor, a 4-inch reduction on the second floor, and a 5-inch reduction for fire sprinkler protrusions within unit 23 of the Island Industrial Park, 994 N. Barfield Drive.
2. That the petitioner obtain a permit to raise any protrusions to no less than 6-feet 8 inches within egress corridors, and such corrective work be complete within 60 days of the approval of this resolution.
3. That approved secondary means of egress from both the first and second floors are operative within 60 days of the approval of this resolution.
4. That any future change in occupancy classification for unit #23 (but not ownership) shall require full compliance with applicable Florida Building Code and Life/Safety Code provisions, and where the relief provided in this resolution is in conflict with code provisions for the new occupancy classification, the code provisions for the new occupancy shall govern. Any relief provided in this resolution in conflict thereof shall be rendered null and void.

BE IT FURTHER RESOLVED that this Resolution relating to Petition Number BCV-03-01 be recorded in the Minutes of this Board and filed with the Marco Island City Clerk's Office.

This Resolution adopted after motion, second, and majority vote.

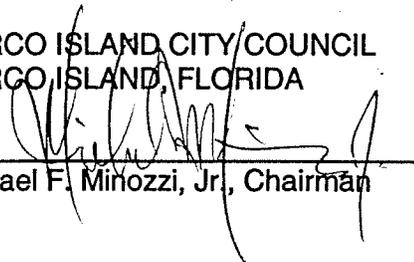
Done this 20th day of October 2003.

ATTEST:



Laura Litzan
City Clerk

MARCO ISLAND CITY/COUNCIL
MARCO ISLAND, FLORIDA

By: 

Michael F. Minozzi, Jr., Chairman

Approved as to form and legality:

A handwritten signature in black ink, appearing to read "R. Yovanovich", written over a horizontal line.

Rich Yovanovich
City Attorney

