



CITY OF FORT PIERCE

PLANNING DEPARTMENT

COMPREHENSIVE PLANNING ♦ DEVELOPMENT REVIEW
HISTORIC PRESERVATION ♦ URBAN DESIGN ♦ URBAN FORESTRY ♦ ZONING

VARIANCE

Property address or Location 3231 South U.S. Highway 1

Parcel ID #(s) 2427-601-0059-000-0 and 2427-601-0059-040-2

Project description Site redevelopment which includes the installation of asphalt cap as an engineering control from on-site soil contamination.

Orkin, LLC - Attn. Gary Rogers

Property Owner(s)

2170 Piedmont Road, N.E.

Street Address

Atlanta Georgia 30324

City State Zip

(404) 888 - 2831

Phone Number

grogers@rollins.com

Email Address

David Latham, P.G. Senior Geologist, Geosyntec Consultants

Applicant/Representative, Title, Company

900 Broken Sound Parkway N.W., Suite 200

Street Address

Boca Raton Florida 33487

City State Zip

(561) 922 - 1039

Phone Number

dlatham@geosyntec.com

Email Address

Property Owner(s) Acknowledgements: - This application will not be considered complete without the signature of all property owners of record, which shall serve as an acknowledgement of the submission of this application. The property owner's signature below shall also authorize the Applicant (if other than the property owner) and/or Representative to act in his/her behalf for the purposes of seeking approval for the application described herein.

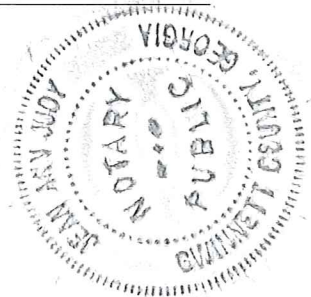
Gary Rogers
Property Owner(s) Signature(s)

STATE OF Georgia COUNTY Duval

The foregoing instrument was acknowledged before me this 12 day of January, 2015, by GARY ROGERS who is personally known to me or has produced A GEORGIA DRIVERS LICENSE as identification.

Jana A. Judy
Signature of Notary

(seal)



INTAKE MEETINGS ARE REQUIRED FOR ALL SUBMITTALS. CALL (772) 467-3739

TO BE COMPLETED BY STAFF

Zoning	Future Land Use	Total Acres	Historic District	Historic Designation	
				Contributing	Individual
				Non-Contributing	None

Pre-Application Meeting Date _____ Fees _____ Control # _____ B. Permit # _____

Intake Planner _____

Planner Assigned _____

Approved By _____ Date _____

Comments _____



Intake Date Stamp

VARIANCE

Submit eight (8) hard copies and one (1) CD of the following for initial submittal, subsequent submittals will be required:

- Site plan, to scale, including all relevant improvements:
 - Existing & proposed structures
 - Landscaping & parking,
 - Fencing, signs, etc.
- As-built Survey
- Criteria Narrative
- Complete, notarized application

Application Outlook



The existing asphalt as part of the current site redevelopment plans is proposed to be left in place near the entrance of the property. This would require that both the landscaping buffer and the minimum driveway length (required as part of City of Fort Pierce Code §22.187.4(a) and §22-61(b)3, respectively) be waived in relation to the area where the southern property boundary meets the eastern paved driveway entrance to the Site. In addition, to accommodate the ADA requirements for handicap parking located near the front entrance to the building, the requirement for two-short term bicycle parking spaces within fifty (50) feet away from the door required as part of the City of Fort Pierce §22-60(f)(1) be waived; however, the final proposed site redevelopment plan does include two-short term bicycling spaces located adjacent to visitor parking on the southeast side of the property near the proposed dumpster enclosure.

Description of request: _____
Reason for request: The asphalt was proposed to be left in place as part of the overall remedial design plan to utilize an asphalt cover over selected onsite areas that contain pesticide-impacted soil.

The basis for this request is similar to what the City has already agreed to by waiving the landscaping requirements for a dumpster enclosure (pursuant to City of Fort Pierce Code [§22.187(11)]) since the landscaping around the dumpster would also require the removal of asphalt currently covering pesticide-impacted soil.

Existing Use : Commerical Date Property was Purchased: 2010

Alterations made to the site since purchase: _____

Has a request for this variance been denied in the past? Yes No

If yes, what has changed since the denial? _____

Criteria:

In order to determine whether your request for Variance meets all the criteria in Section 22-108 of the City Code, please answer the following questions. Please provide answers of questions on separate pages:

1. Describe those conditions peculiar to the specific property and not applicable to other lands, structures, or buildings in the same zoning district.
2. Does special conditions or circumstances result from actions other than that of yours? Please explain
3. Identify any undue hardships or deprivation of commonly enjoyed property rights that would result in the literal interpretation of the code for the zoning district.
4. What is the minimum variance that would give the reasonable use of the land, building, or structure?
5. Explain how the variance request would not impair the intent of the zoning ordinance or be detrimental to the general public welfare: