



RECEIVED

VARIANCE

JAN 3 2020

CITY OF FORT PIERCE
PLANNING & ZONING

Property address or Location 100 S 2nd St Fort Pierce FL 34950

Parcel ID #(s) 241050301080006

Project description REQUEST ADDITION OF EXTEIROR SIGNAGE: #1 "The 2nd St. Barbershop" 10"H x 12"W Font: Futura Condensed, Location: West Elevation appx. 21' off the ground (barbershop designation is appx. 12'Hx30'W, 2nd story); #2 Barber Pole, appx. H28"x W9", Diam. 6", Projection from wall 11", Height from ground appx. 9'6"

Gus Gutierrez
Property Owner(s)
 117 Orange Ave
 Street Address
 Fort Pierce FL 34950
 City State Zip
 828-684-9085
 Phone Number
 houseanddesigns@gmail.com
 Email Address

Galleria at Downtown Fort Pierce, LLC
Applicant/Representative, Title, Company
 100 S 2nd St
 Street Address
 Fort Pierce FL 34950
 City State Zip
 772-801-5729
 Phone Number
 jhon.osorio.pierceharbor@gmail.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.

[Signature]
 Property Owner(s) Signature(s)

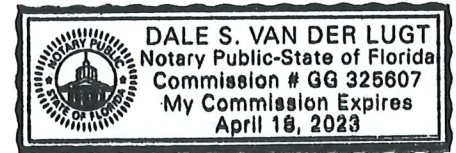
STATE OF Florida COUNTY St. Lucie

The foregoing instrument was acknowledged before me this 3rd day of January, 2020, by

Gustavo Gutierrez who is personally known to me or has produced _____ as identification.

[Signature]
 Signature of Notary

(seal)



INTAKE MEETINGS ARE REQUIRED FOR ALL SUBMITTALS. CALL (772) 467-3737

TO BE COMPLETED BY STAFF

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

Pre-Application Meeting Date _____
 Intake Planner _____
 Planner Assigned _____
 Approved By _____ Date _____
 Comments _____

Fees _____ Control # _____ B. Permit # _____

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

Description of request: Request for addition of exterior signage, "The 2nd St. Barbershop" 10"H x 12"W

Reason for request: New tenat addition

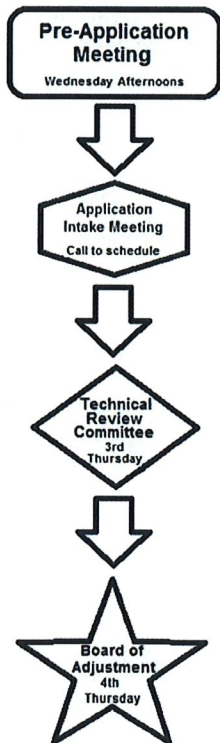
Existing Use : Empty Date Property was Purchased: 2013

Alterations made to the site since purchase: N/A

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

If yes, what has changed since the denial? N/A

Application Outlook



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. Do 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:

Variance Question 1:

Describe those conditions peculiar to the specific property and not applicable to other lands, structures, or buildings in the same zoning district.

What is specific to this property and not applicable to others in the same zoning district is the request for both signage and the use of a barber pole, as seen in the drawings provided in the application. The barber pole is mounted approximately 9'6" above the ground and does not impair pedestrian traffic. The signage will be approximately 21' from the ground, above the Barber windows, and at a height no greater than 18" and 12' wide.

Variance Question 2:

Do special conditions or circumstances result from actions other than that of yours? Please explain:

We have read the requirements of Section 22-108 sub-section 2 and find no special conditions or circumstances that would result from actions other than that of ours and in consideration of all technical evaluations, all relevant factors and standards specified therein find no conflict with the required variance.

Variance Question 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.

There are no undue hardships or deprivation of commonly enjoyed property rights involved in this variance request.

Variance Question 4:

What is the minimum variance that would give the reasonable use of the land, building, or structure?

Whatever would make possible the reasonable use of the building space required for the signage requested and the barber pole. The barber pole is mounted approximately 9'6" above the ground and does not impair pedestrian traffic. The signage will be approximately 21' from the ground, above the Barber windows, and at a height no greater than 18" and 12' wide.

Variance Question 5:

Explain how the variance request would not impair the intent of the zoning ordinance or be detrimental to the general public welfare.

The granting of the variance will be in harmony with the general intent and purpose of the zoning ordinance and such variance will not be injurious to the area involved or otherwise detrimental to the public welfare. The barber pole is well above any pedestrian traffic, mounted at approximately 9'6" from the ground and at a depth of 9". The signage will be above the windows and flush to the exterior wall with a depth no greater than 4".