

**SPECIAL MAGISTRATE
VARIANCE REQUEST AND FINDINGS
TOWN OF REDINGTON SHORES, FLORIDA**

Hearing Date: 02-23-23

Hearing Time: 1:00 P.M.

Name of Applicant: Donald and Joan Swanzy

SITE ADDRESS: 227 176th Terr. Dr. E., Redington Shores, FL 33708

LEGAL DESCRIPTION: HARBOR SHORES 5TH ADD BLK 2, LOT 13

Applicant's Request for Variance: Dock & Boat Lift

Present: Town Attorney Robert Eschenfelder, Special Magistrate Ernest Muller; Building Official Vincent LaPorta, Administrator Shooobridge, Town Clerk Tracy Campbell, Deputy Town Clerk Jolie Patterson

Present in Audience: Public Forum

Special Magistrate Mueller opened the hearing with an explanation of the procedures. The Petitioner and the Town both indicated that they were prepared to move forward. Attorney Eschenfelder moved that the Staff Report for 227 176th Terr. Dr. E. be admitted to evidence as Exhibit 1. No objections.

The interested parties are identified.

Attorney Eschenfelder introduced the variance item.

Special Magistrate Mueller swore in the interested parties and Building Official.

Building Official, Vincent LaPorta, explained the variance application and staff report.

Mr. LaPorta explained the specific criteria that were considered.

Special Magistrate Mueller questioned Mr. LaPorta on items relating to the staff report.

Discussion between town representatives and Special Magistrate Mueller.

Special Magistrate Mueller asked if Mr. Swanzy wished to cross examine Mr. LaPorta. Mr. Swanzy declined.

The interested parties spoke:

Phillip Craft, 229 176th Terr. Dr. E

Colleen Woodburn, 231 176th Terr. Dr. E.

Karin Craft, 229 176th Terr Dr. E.

Gary Wellinger, 17607 Sterling Terr. Dr.

Donald Swanzy gave his presentation on his variance application.

Special Magistrate Mueller questioned Mr. Swanzy on his hardship criteria.

Discussion.

Joe Place, contractor for Enterprise Marine, testified on behalf of Mr. Swanzy.

Mr. LaPorta accepted the testimony provided by Mr. Swanzy.

Mr. Swanzy testified further on his hardship criteria.

Attorney Eschenfelder cross examined Mr. Swanzy.

Special Magistrate Mueller asked for clarification on Criteria 4. Mr. Swanzy explained.

Special Magistrate Mueller opened comment for interested parties.

Gary Wellinger, 17607 Sterling Terr. Dr.

Colleen Woodburn, 231 176th Terr. Dr. E.

Phillip Craft, 229 176th Terr. Dr. E. Craft submitted photos into evidence as Exhibits 2A, 2B, and 2C. No objections heard.

Mr. Swanzy submitted photo for evidence as Exhibit 4. No objections heard.
Mr. Laporta presented photos from the property and submitted them as evidence as Comp. Exhibits 3A, 3B, and 3C. No objections heard.
Karin Craft, 229 176th Terr Dr. E. spoke.
Bennett Walling, 17746 Wall Circle. spoke.
Mr. Swanzy made closing statements. No closing statements heard from the town.
Special Magistrate closed the variance hearing to take a 15-minute recess until the next variance hearing on 103 Wall St.

Respectfully submitted,

Jolie Patterson
Deputy Town Clerk