



LAND USE HEARING OFFICER VARIANCE REPORT

APPLICATION NUMBER: VAR 21-1248

LUHO HEARING DATE: March 21, 2022

CASE REVIEWER: Israel Monsanto

REQUEST: The applicant is requesting a setback variance to accommodate a covered patio attached to a single-family home on property zoned RSC-9.

VARIANCE(S):

Per LDC Section 6.01.03.I.4, covered patios may intrude no more than 13 feet into the required rear yard and shall not intrude into the required side or front yards. Per LDC Sec. 6.01.01, a minimum side yard setback of 5 feet is required in the RSC-9 district. The applicant requests a 4-foot reduction to the required side yard setback to allow a setback of 1 foot from the east property line for the covered patio.

FINDINGS:

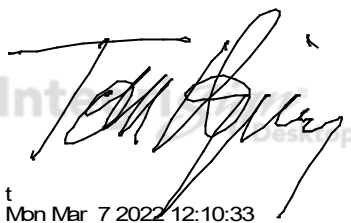
- The principal structure is placed 9.75 feet from the east parcel line. The subject covered patio was added along the east side and is 8.75 feet (8' 9") wide by 40 feet long. It was built by the property owner without building permits. The owner has been issued a violation notice by Code Enforcement (CE20011039).



DISCLAIMER:

The variances listed above are based on the information provided in the application by the applicant. Additional variances may be needed after the site has applied for development permits. The granting of these variances does not obviate the applicant or property owner from attaining all additional required approvals including but not limited to: subdivision or site development approvals and building permit approvals.

ADMINISTRATOR'S SIGN-OFF


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Mon Mar 7 2022 12:10:33

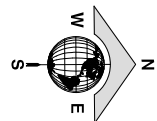
Attachments: Application
Site Plan
Petitioner's Written Statement
Current Deed

GENERAL SITE NOTES

- A) PRIOR TO BEGINNING THE CLEANING AND GRABBING OF THE PROPERTY, THE CONTRACTOR SHALL PREPARE A STORM WATER MANAGEMENT PLAN THAT PROVIDES FOR THE PROPER DRAINAGE OF PREVENT STORM WATER FROM WASHING ERODED SOILS FROM THE PROPERTY.
- B) THE EXISTING DRAINAGE SHALL BE EXAMINED PRIOR TO PERFORMING ANY CONSTRUCTION TO DETERMINE THE LOCATION OF EXISTING DRAINAGE AND THE LOCATION OF ANY EXISTING DRAINAGE STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY AND SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY.
- C) MEASURES SHALL BE TAKEN PRIOR TO SITE CLEANING AND CONSTRUCTION TO PREVENT THE REMOVAL AND SUBSEQUENT DEPOSITION ON ADJACENT AREAS OF SOIL FROM THE CONSTRUCTION. MEASURES SHALL BE TAKEN PRIOR TO SITE CLEANING AND CONSTRUCTION TO PREVENT THE REMOVAL AND SUBSEQUENT DEPOSITION ON ADJACENT AREAS OF SOIL FROM THE CONSTRUCTION.
- D) REPAIR AND RESTORATION OF ALL PRIVATE AND PUBLIC PROPERTY AFFECTED BY THIS CONSTRUCTION SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY AND SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY.
- E) IN AREAS WHERE FILL MATERIAL IS REQUIRED, THE EXISTING TERRAIN AND PROS IN THESE AREAS SHALL BE EXAMINED PRIOR TO PERFORMING ANY CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY AND SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY.
- F) THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY AND SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY.
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- N) SWATHING: COURSE TOUGH WASTE PICK UP.
- O) SET POINT MAINTENANCE: THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY AND SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY.
- P) MAINTAIN ALL DESIGN ELEVATIONS & DIMENSIONS IN THE PLAN.
- Q) THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY AND SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY.
- R) THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY AND SHALL BE RESPONSIBLE FOR THE PROPER DRAINAGE OF THE PROPERTY.
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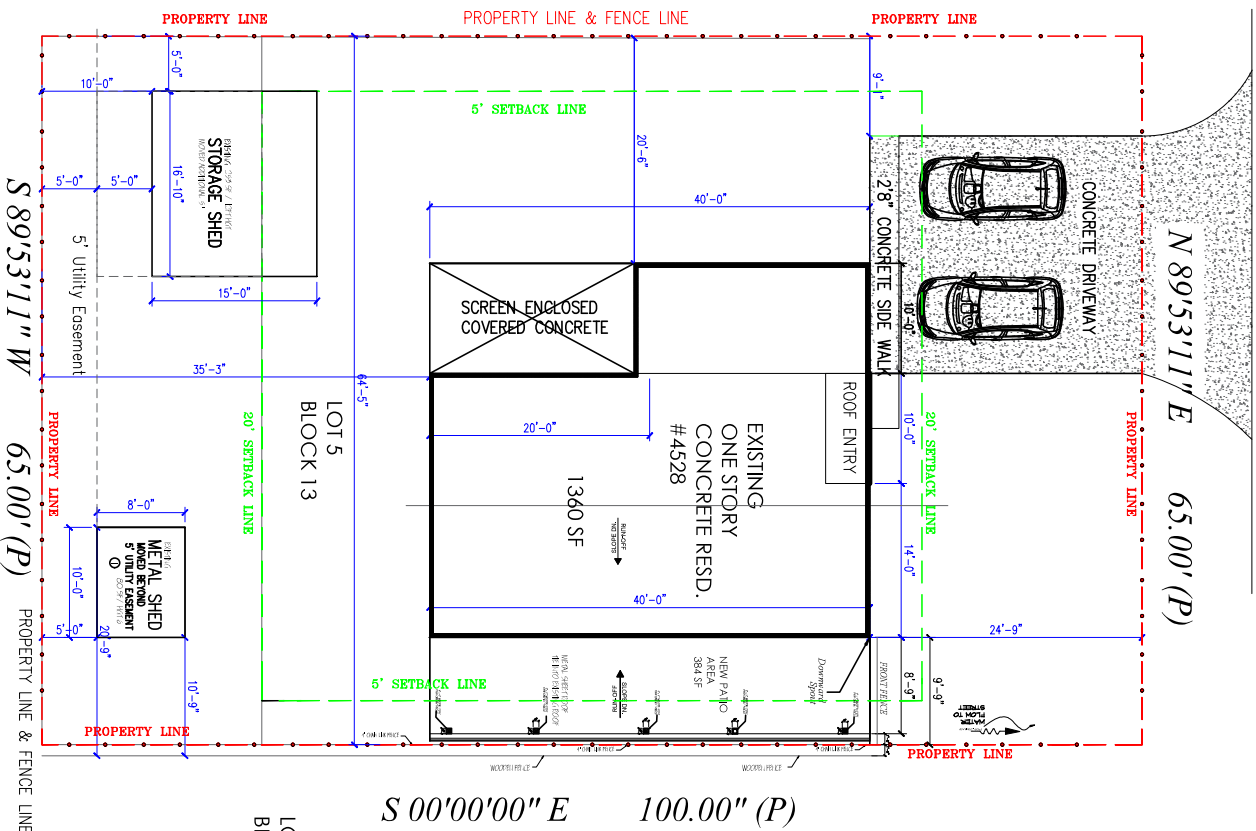
AREA CALC. TABLE:	
EXISTING UNING AREA *	1360 S.F.
FAG *	0 S.F.
NEW PATIO *	384 S.F.
TOTAL GROSS AREA *	1744 S.F.

(*) NOTE: FLOOR AREA CALCULATION INCLUDES EXTERIOR WALLS.



LOT 6
BLOCK 13

N 00°00'00" E 100.00" (P)



S 00°00'00" E 100.00" (P)

LOT 4
BLOCK 13

ENGINEER'S SIGNATURE

CONSENT DESIGN PLANS

FOR

RESIDENTIAL

ADD-ON

SIDE PATIO

SECTION

PRIVATE

4528 W. PARK ST

F-100 028950-0000

CITY OF TAMPA

HILLSBOROUGH COUNTY

FLORIDA

DATE: 03/07/2022

TIME: 10:00 AM

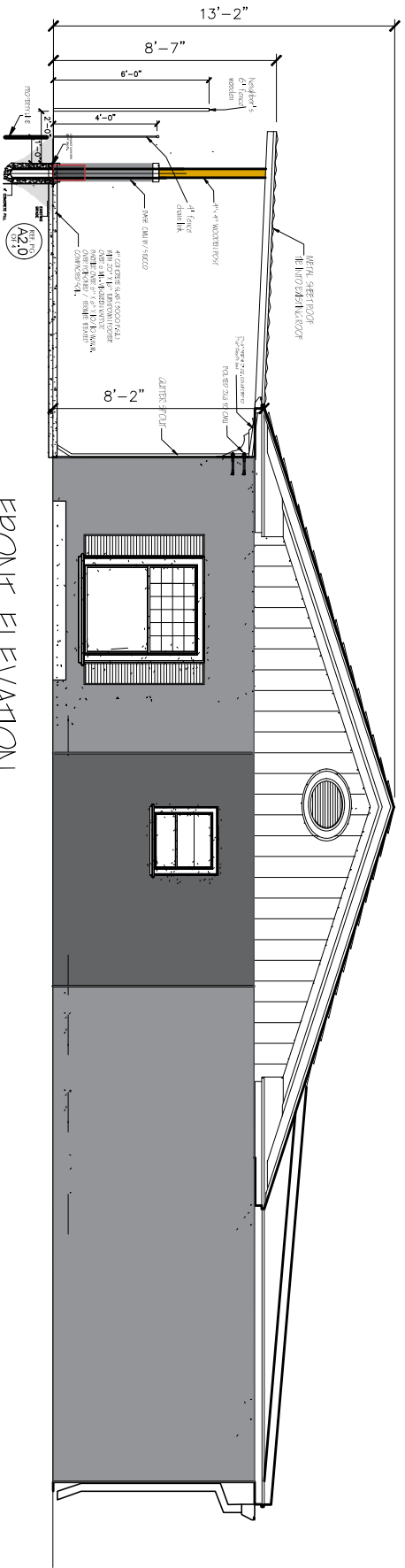
PROJECT: 028950-0000

SCALE: 1/4" = 1'-0"

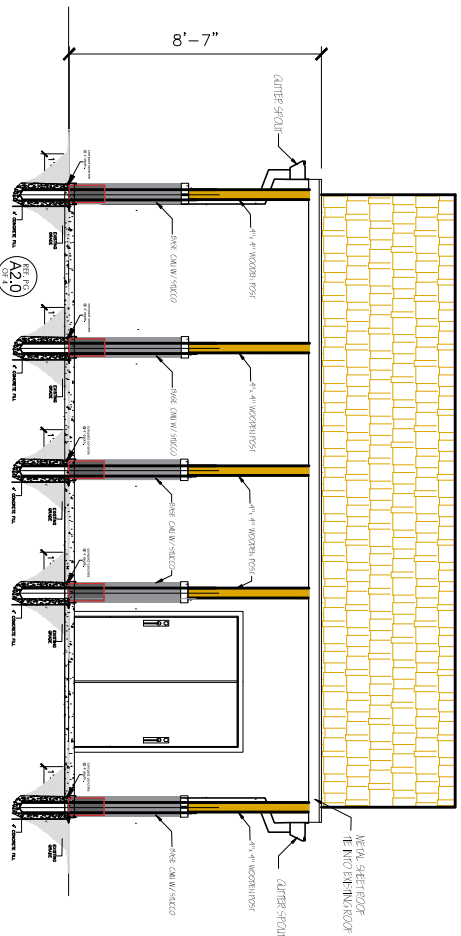
SITE PLAN

A1.0 of 4

21-1248



FRONT ELEVATION
SCALE: 1/2" = 1'-0"



SIDE ELEVATION
SCALE: 1/2" = 1'-0"

ENGINEER SIGNATURE

Pierre M. Valles, P.E. #65256
5470 E. BUSH BLVD. SUITE 202
TEMPLE TERRACE, FL 33617 813-506-1431

ENGINEER STAMP/SEAL

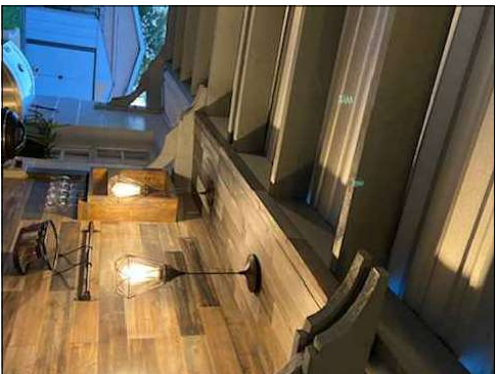
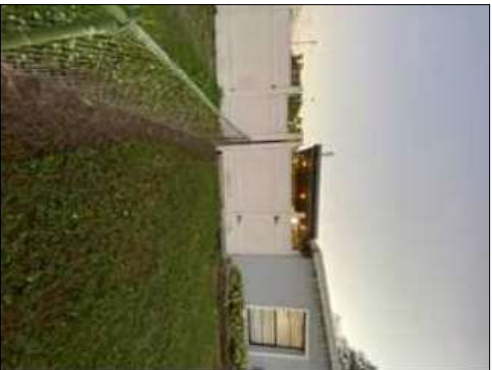
Pierre M. Valles, P.E. #65256
5470 E. BUSH BLVD. SUITE 202
TEMPLE TERRACE, FL 33617 813-506-1431

Digitally signed by
Pierre M Valles
Date: 2022.03.06
18:48:41
-05'00'



THIS PLAN HAS BEEN ELECTRONICALLY
SIGNED AND SEALED BY PIERRE M. VALLES
P.E. USING A DIGITAL SIGNATURE AND DATE
PRINTED COPIES OF THIS DOCUMENT ARE
NOT CONSIDERED SIGNED AND SEALED AND
THE SIGNATURE MUST BE VERIFIED ON ANY
ELECTRONIC COPIES.

REVIEWED & PREPARED BY Assured Development Group Inc. 5470 E. BUSH BLVD. SUITE 202 TEMPLE TERRACE, FL 33617 PH: 813-506-1431		SCALE: 1/2" = 1'-0"	ENGINEER SIGNATURE Pierre M. Valles, P.E. #65256 Assured Development Group Inc. 5470 E. BUSH BLVD. SUITE 202 TEMPLE TERRACE, FL 33617 PH: 813-506-1431
FOR RESIDENTIAL ADD-ON SIDE PATIO SECTION PRIVATE 4524 W. PARS ST CITY OF TAMPA HILLSBOROUGH COUNTY FLORIDA		CONS. DESIGN PLANS	ENGINEER STAMP/SEAL
MA STATE OF FLORIDA PIERRE M. VALLES P.E. #65256 MECHANICAL ENGINEERING		DATE: 2022.03.06 TIME: 18:48:41 PROJECT: 18-05'00'	ELEVATION
A3.0 of 4			



FOR REVIEW & APPROVAL BY:
Assured Development Group Inc.
5400 E. BUSH BLVD.
SUITE 202
TEMPLE TERRACE, FL 33617
PH.: 813-506-1431

SCALE: 3/16" = 1'-0"

THIS PLAN HAS BEEN SUBMITTED TO THE FLORIDA BOARD OF PROFESSIONAL ENGINEERS FOR REVIEW AND APPROVAL. THE ENGINEER'S SIGNATURE AND SEAL ARE REQUIRED FOR THE PLAN TO BE VALID. THE ENGINEER'S SIGNATURE AND SEAL ARE REQUIRED FOR THE PLAN TO BE VALID.

Digitally signed by Pierre M Valles
Date: 2022.03.06 18:49:00 -05'00'

ENGINEER IS RESPONSIBLE

Pierre M. Valles, P.E. & Associate
Assured Development Group Inc.
5400 E. BUSH BLVD.
SUITE 202
TEMPLE TERRACE, FL 33617
PH.: 813-506-1431

CONS DESIGN PLANS
FOR
RESIDENTIAL
ADDITION
SIDE PATIO
SECTION
PRIVATE
4699 HILLSBOROUGH BLVD
SUITE 100
CITY OF TAMPA
HILLSBOROUGH COUNTY
FL 33610

MA
5400 E. BUSH BLVD.
SUITE 202
TEMPLE TERRACE, FL 33617
PH.: 813-506-1431
assured@assuredgroup.com

DATE: 03/06/2022
TIME: 11:00 AM
BY: P.M. VALLES

ELEVATION
PICS
A3.0 of 4

PROJECT NO.



**Hillsborough
County Florida**
Development Services

Additional / Revised Information Sheet

Office Use Only

Application Number: _____ Received Date: _____ Received By: _____

The following form is required when submitted changes for any application that was previously submitted. A cover letter must be submitted providing a summary of the changes and/or additional information provided. If there is a change in project size the cover letter must list any new folio number(s) added.

Application Number: VAR 21-1248 Applicant's Name: MARYA D.R. Perez

Reviewing Planner's Name: Ismael Monsanto Date: _____

Application Type:

- ☐ Planned Development (PD)
 ☐ Minor Modification/Personal Appearance (PRS)
 ☐ Standard Rezoning (RZ)
- ☒ Variance (VAR)
 ☐ Development of Regional Impact (DRI)
 ☐ Major Modification (MM)
- ☐ Special Use (SU)
 ☐ Conditional Use (CU)
 ☐ Other _____

Current Hearing Date (if applicable): _____

Important Project Size Change Information

Changes to project size may result in a new hearing date as all reviews will be subject to the established cut-off dates.

Will this revision add land to the project? ☐ Yes ☒ No

If "Yes" is checked on the above please ensure you include all items marked with * on the next page.

Will this revision remove land from the project? ☐ Yes ☒ No

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Email this form along with all submittal items indicated on the next page in pdf form to:
ZoningIntake-DSD@hcflgov.net

Files must be in pdf format and minimum resolution of 300 dpi. Each item should be submitted as a separate file titled according to its contents. All items should be submitted in one email with application number (including prefix) included on the subject line. Maximum attachment(s) size is 15 MB.

For additional help and submittal questions, please call (813) 277-1633 or email ZoningIntake-DSD@hcflgov.net.

Identification of Sensitive/Protected Information and Acknowledgement of Public Records

I hereby confirm that the material submitted with this application ☒ Includes ☐ Does not include sensitive and/or protected information.

Please note: Sensitive/protected information may include documents such as medical records, income tax returns, death certificates, bank statements, and documents containing social security numbers.

Also, I acknowledge that any and all information in the submittal will become public information if not required by law to be protected.

I certify that changes described above are the only changes that have been made to the submission. Any further changes will require an additional submission and certification.

Signature

Date



**Hillsborough
County Florida**
Development Services

Additional / Revised Information Sheet

Please indicate below which revised/additional items are being submitted with this form.

Included	Submittal Item
<input checked="" type="checkbox"/>	Cover Letter** If adding or removing land from the project site, the final list of folios must be included
<input checked="" type="checkbox"/>	Revised Application Form**
<input checked="" type="checkbox"/>	Copy of Current Deed* Must be provided for any new folio(s) being added
<input checked="" type="checkbox"/>	Affidavit to Authorize Agent* (If Applicable) Must be provided for any new folio(s) being added
<input type="checkbox"/>	Sunbiz Form* (If Applicable) Must be provided for any new folio(s) being added
<input checked="" type="checkbox"/>	Property Information Sheet**
<input checked="" type="checkbox"/>	Legal Description of the Subject Site**
<input type="checkbox"/>	Close Proximity Property Owners List**
<input checked="" type="checkbox"/>	Site Plan** All changes on the site plan must be listed in detail in the Cover Letter.
<input checked="" type="checkbox"/>	Survey
<input type="checkbox"/>	Wet Zone Survey
<input checked="" type="checkbox"/>	General Development Plan
<input checked="" type="checkbox"/>	Written Statement
<input checked="" type="checkbox"/>	Design Exception and Administrative Variance requests/approvals
<input checked="" type="checkbox"/>	Variance Criteria Response
<input checked="" type="checkbox"/>	Copy of Code Enforcement or Building Violation
<input type="checkbox"/>	Transportation Analysis
<input type="checkbox"/>	Sign-off form
<input type="checkbox"/>	Other Documents (please describe): _____ _____ _____

*Revised documents required when adding land to the project site. Other revised documents may be requested by the planner reviewing the application.

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VARIANCE REQUEST

1. Project Narrative: In the space below describe the variance including any history and/or related facts that may be helpful in understanding the request. This explanation shall also specifically identify what is being requested (e.g. Variance of 10 feet from the required rear yard setback of 25 feet resulting in a rear yard of 15 feet). If additional space is needed, please attach extra pages to this application.

Mr. & Mrs. Maria Perez request a variance for the newly constructed addition of an open patio adjacent to there home. The Open patio was constructed during the height of the coronavirus epidemic as an additional area to enjoy, subject to being confined in the home. Mrs. Perez's neighbor located @ 4526 W PARIS ST, TAMPA (MARTINEZ FRANCISCO) approved the request to construct the open patio next to their home since it would be only 1 feet from the property fence line. Mr. & Mrs Perez assume they did not need any permit due to the size on the project and which several residence on their block that have constructed similar structures. We request a variance of 1 feet from the required 5' feet required.

2. A Variance is requested from the following Section(s) of the Hillsborough County Land Development Code:

RSC-9 – property zone ITEM: Z601: Primary Structure Setback (to relocate structure or obtain approval) Sec. 6.01.01. - Schedule of District Area, Height, Bulk, and Placement Regulations – required 20' front setbacks and 5' per side and 20' per rear

ADDITIONAL INFORMATION

1. Have you been cited by Hillsborough County Code Enforcement? No _____ Yes ☒

If yes, you must submit a copy of the Citation with this Application.

2. Do you have any other applications filed with Hillsborough County that are related to the subject property?

No ☒ Yes _____ If yes, please indicate the nature of the application and the case numbers assigned to the application(s): _____

3. Is this a request for a wetland setback variance? No ☒ Yes _____

If yes, you must complete the Wetland Setback Memorandum and all required information must be included with this Application Packet (Attachment A).

4. Please indicate the existing or proposed utilities for the subject property:

Public Water ☒ Public Wastewater _____ Private Well _____ Septic Tank _____

5. Is the variance to allow a third lot on well and/or septic or non-residential development with an intensity of three ERC's? No ☒ Yes _____ If yes, you must submit a final determination of the "Water, Wastewater, and/or Reclaimed Water – Service Application Conditional Approval – Reservation of Capacity" prior to your public hearing (form may be obtained from 19th floor County Center).



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5 <input type="checkbox"/>	Sunbiz Form* (If Applicable) Must be provided for any new folio(s) being added
6 <input checked="" type="checkbox"/>	Property Information Sheet**
7 <input checked="" type="checkbox"/>	Legal Description of the Subject Site**
8 <input type="checkbox"/>	Close Proximity Property Owners List**
9 <input checked="" type="checkbox"/>	Site Plan** All changes on the site plan must be listed in detail in the Cover Letter.
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VARIANCE CRITERIA RESPONSE

You must provide a response to each of the following questions. If additional space is needed, please attach extra pages to this application.

1. Explain how the alleged hardships or practical difficulties are unique and singular to the subject property and are not those suffered in common with other property similarly located?

The open patio was constructed during the height of the coronavirus epidemic as an additional area to enjoy, subject to being confined in the home. If they are required to move or remove it, the additional cost of this would affect the household finances and they would lose additional space the open patio provides. This benefits the house by giving much need relaxing space to full household.

2. Describe how the literal requirements of the Land Development Code (LDC) would deprive you of rights commonly enjoyed by other properties in the same district and area under the terms of the LDC.

The open patio was constructed during the height of the coronavirus epidemic as an additional area to enjoy, subject to being confined in the home. If they are required to move or remove it, the additional cost of this would affect the household finances and they would lose additional space the open patio provides. This benefits the house by giving much need relaxing space to full household.

3. Explain how the variance, if allowed, will not substantially interfere with or injure the rights of others whose property would be affected by allowance of the variance.

If the variance is allowed, it would not interfere or injure any other property or property owners. We asked the permission of our neighbors before we constructed the open patio. They approved.

4. Explain how the variance is in harmony with and serves the general intent and purpose of the LDC and the Comprehensive Plan (refer to Section 1.02.02 and 1.02.03 of the LDC for description of intent/purpose).

The variance is in harmony with general intent & purpose because it does not do harm or interfere with our neighbors or neighborhoods property. The project is in consistency with established regulations and procedures, and respect for the rights of its neighbors (property owners).

5. Explain how the situation sought to be relieved by the variance does not result from an illegal act or result from the actions of the applicant, resulting in a self-imposed hardship.

The applicant had no knowledge of and was unaware of any form of permit was needed to constructure this small open patio structure and also requested approval from next door neighbor. Relieving any/all intent or suggestion of illegal acts. The variance would relieve the hardship of addition cost in moving or removing it.

6. Explain how allowing the variance will result in substantial justice being done, considering both the public benefits intended to be secured by the LDC and the individual hardships that will be suffered by a failure to grant a variance.

Secures the family from financial burdens of moving or removing the structure. The neighbor agreed & approved the location of the structure and it poses no threat to and is secure by 6' fence from public view. By failure to grant this variance will result in additional financial burdens and it will cost the lost of addition outdoor space needed for a full household.



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<input type="checkbox"/>	Close Proximity Property Owners List**
<input checked="" type="checkbox"/>	Site Plan** All changes on the site plan must be listed in detail in the Cover Letter.
<input checked="" type="checkbox"/>	Survey
<input type="checkbox"/>	Wet Zone Survey
<input checked="" type="checkbox"/>	General Development Plan
<input checked="" type="checkbox"/>	Written Statement
<input checked="" type="checkbox"/>	Design Exception and Administrative Variance requests/approvals
<input checked="" type="checkbox"/>	Variance Criteria Response
<input checked="" type="checkbox"/>	Copy of Code Enforcement or Building Violation
<input type="checkbox"/>	Transportation Analysis
<input type="checkbox"/>	Sign-off form
<input type="checkbox"/>	Other Documents (please describe): _____ _____ _____ _____

*Revised documents required when adding land to the project site. Other revised documents may be requested by the planner reviewing the application.

+Required documents required when removing land from the project site. Other revised documents may be requested by the planner reviewing the application.



Prepared by: Ken Kordelski
Sunbelt Title Agency
Return to: 1715 N. Westshore Blvd., Suite 190
Tampa, FL 33607
File Number: 1782217-04806

[Space Above This Line For Recording Data]

This Warranty Deed

Made this 28th day of September, 2017 by Waltraut M. Garcia, A Single Woman, hereinafter called the Grantor, to Guillermo Del Rio Espinosa and Maria Del Rosario Perez Gomez, Husband And Wife, whose post office address is: 4528 West Paris Street, Tampa, FL 33614, hereinafter called the Grantee:

(Whenever used herein the term "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situated in Hillsborough County, Florida, viz:

EXHIBIT A

Lot 5, Block 13, WEST PARK ESTATES UNIT NO. 4, according to the plat thereof, recorded in Plat Book 36, Page(s) 24-1 through 24-4, inclusive, of the Public Records of Hillsborough County, Florida.

Parcel Identification Number: U-32-28-18-17L-000013-00005.0

Said property is not the homestead of the Grantor(s) under the Laws and Constitution of the State of Florida in that neither Grantor(s) nor any member of the household of Grantor(s) reside thereon.
Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.
To Have and to Hold, the same in fee simple forever.

And the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances. Subject to covenants, restrictions, easements of record and taxes for the current year and subsequent years.

In Witness Whereof, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Witness: (Signature)

Print Name:

Waltraut M Garcia
Waltraut M. Garcia
521 Terrace Hill Drive
Tampa, FL 33617

Witness: (Signature)

Print Name:

Ken Kordelski
Jennifer L. Chelius
Jennifer L. Chelius

State of Florida
County of Hillsborough

The foregoing instrument was acknowledged before me this 28th day of September, 2017, by Waltraut M. Garcia , who: [] is personally known to me or [] produced PIPER LICENSE as identification.

NOTARY PUBLIC (signature)
Print Name: Ken Kordelski
My Commission Expires:
Stamp/Seal:



Ken A. Kordelski
NOTARY PUBLIC
STATE OF FLORIDA
Comm# FF943868
Expires 12/15/2019



**Hillsborough
County Florida**
Development Services

Additional / Revised Information Sheet

Office Use Only

Application Number: _____ Received Date: _____ Received By: _____

The following form is required when submitted changes for any application that was previously submitted. A cover letter must be submitted providing a summary of the changes and/or additional information provided. If there is a change in project size the cover letter must list any new folio number(s) added.

Application Number: VAR 21-1248 Applicant's Name: MARYA D.R. Perez

Reviewing Planner's Name: Ismael Monsanto Date: _____

Application Type:

- ☐ Planned Development (PD)
 ☐ Minor Modification/Personal Appearance (PRS)
 ☐ Standard Rezoning (RZ)
- ☒ Variance (VAR)
 ☐ Development of Regional Impact (DRI)
 ☐ Major Modification (MM)
- ☐ Special Use (SU)
 ☐ Conditional Use (CU)
 ☐ Other _____

Current Hearing Date (if applicable): _____

Important Project Size Change Information

Changes to project size may result in a new hearing date as all reviews will be subject to the established cut-off dates.

Will this revision add land to the project? ☐ Yes ☒ No

If "Yes" is checked on the above please ensure you include all items marked with * on the next page.

Will this revision remove land from the project? ☐ Yes ☒ No

If "Yes" is checked on the above please ensure you include all items marked with * on the next page.

Email this form along with all submittal items indicated on the next page in pdf form to:
ZoningIntake-DSD@hcflgov.net

Files must be in pdf format and minimum resolution of 300 dpi. Each item should be submitted as a separate file titled according to its contents. All items should be submitted in one email with application number (including prefix) included on the subject line. Maximum attachment(s) size is 15 MB.

For additional help and submittal questions, please call (813) 277-1633 or email ZoningIntake-DSD@hcflgov.net.

Identification of Sensitive/Protected Information and Acknowledgement of Public Records

I hereby confirm that the material submitted with this application ☒ Includes ☐ Does not include sensitive and/or protected information.

Please note: Sensitive/protected information may include documents such as medical records, income tax returns, death certificates, bank statements, and documents containing social security numbers.

Also, I acknowledge that any and all information in the submittal will become public information if not required by law to be protected.

I certify that changes described above are the only changes that have been made to the submission. Any further changes will require an additional submission and certification.

Signature

Date



**Hillsborough
County Florida**
Development Services

Additional / Revised Information Sheet

Please indicate below which revised/additional items are being submitted with this form.

Included	Submittal Item
<input checked="" type="checkbox"/>	Cover Letter** If adding or removing land from the project site, the final list of folios must be included
<input checked="" type="checkbox"/>	Revised Application Form**
<input checked="" type="checkbox"/>	Copy of Current Deed* Must be provided for any new folio(s) being added
<input checked="" type="checkbox"/>	Affidavit to Authorize Agent* (If Applicable) Must be provided for any new folio(s) being added
<input type="checkbox"/>	Sunbiz Form* (If Applicable) Must be provided for any new folio(s) being added
<input checked="" type="checkbox"/>	Property Information Sheet**
<input checked="" type="checkbox"/>	Legal Description of the Subject Site**
<input type="checkbox"/>	Close Proximity Property Owners List**
<input checked="" type="checkbox"/>	Site Plan** All changes on the site plan must be listed in detail in the Cover Letter.
<input checked="" type="checkbox"/>	Survey
<input type="checkbox"/>	Wet Zone Survey
<input checked="" type="checkbox"/>	General Development Plan
<input checked="" type="checkbox"/>	Written Statement
<input checked="" type="checkbox"/>	Design Exception and Administrative Variance requests/approvals
<input checked="" type="checkbox"/>	Variance Criteria Response
<input checked="" type="checkbox"/>	Copy of Code Enforcement or Building Violation
<input type="checkbox"/>	Transportation Analysis
<input type="checkbox"/>	Sign-off form
<input type="checkbox"/>	Other Documents (please describe): _____ _____ _____ _____

*Revised documents required when adding land to the project site. Other revised documents may be requested by the planner reviewing the application.

+Required documents required when removing land from the project site. Other revised documents may be requested by the planner reviewing the application.



VARIANCE APPLICATION

IMPORTANT INSTRUCTIONS TO ALL APPLICANTS:

You must schedule an appointment to submit this application by calling 813-272-5600.
All requirements listed on the submittal checklist must be met. Incomplete applications will not be accepted

Property Information

Address: **4528 W. PARIS STREET** City/State/Zip: **TAMPA, FL 33614** TWN-RN-SEC: _____
Folio(s): **028939.0000** Zoning: **RSC-9** Future Land Use: _____ Property Size: **6500**

Property Owner Information

Name: **MARIA DEL ROSARIO PEREZ** Daytime Phone: **813-775-8969** Address: **4528 W. PARIS STREET**
City/State/Zip: **TAMPA, FL 33614** Email: **perezmariadelrosario70@gmail.com**

Applicant Information

Name: **MARIA DEL ROSARIO PEREZ** Daytime Phone: **813-775-8969** Address: **4528 W. PARIS STREET**
City/State/Zip: **TAMPA, FL 33614** Email: **perezmariadelrosario70@gmail.com**

Applicant's Representative (if different than above)

Name: **John Zonata** Daytime Phone: **813-203-6331** Address: **503 E. Jackson Street**
City / State/Zip: **Tampa, FL 33602** Email: **nhojatanozs@gmail.com**

HEREBY SWEAR OR AFFIRM THAT ALL THE INFORMATION
PROVIDED IN THIS APPLICATION PACKET IS TRUE AND
ACCURATE, TO THE BEST OF MY KNOWLEDGE, AND
AUTHORIZE THE REPRESENTATIVE LISTED ABOVE TO ACT ON
MY BEHALF FOR THIS APPLICATION

Signature of Applicant

MARIA DEL ROSARIO PEREZ

Type or Print Name

HEREBY SWEAR OR AFFIRM THAT ALL THE INFORMATION
PROVIDED IN THIS APPLICATION PACKET IS TRUE AND
ACCURATE, TO THE BEST OF MY KNOWLEDGE, AND
AUTHORIZE THE REPRESENTATIVE LISTED ABOVE TO ACT ON
MY BEHALF FOR THIS APPLICATION

Signature of Property Owner

MARIA DEL ROSARIO PEREZ

Type or Print Name

Offices Use Only

Intake Staff Signature: _____ Intake Date: _____

Case Number: _____ Public Hearing Date: _____

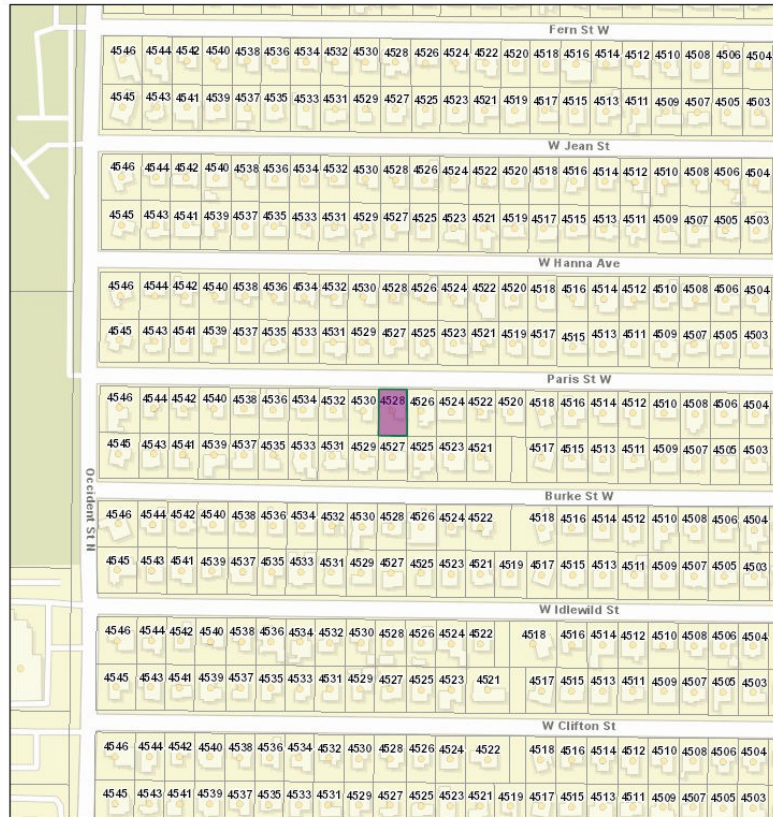
Receipt Number: _____



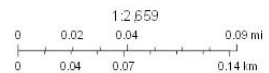
PARCEL INFORMATION HILLSBOROUGH COUNTY FLORIDA

Jurisdiction	Unincorporated County
Zoning Category	Residential
INFL	i
Zoning	RSC-9
Description	Residential - Single-Family Conventional
Flood Zone:X	AREA OF MINIMAL FLOOD HAZARD
FIRM Panel	0194H
FIRM Panel	12057C0194H
Suffix	H
Effective Date	Thu Aug 28 2008
Pre 2008 Flood Zone	X
Pre 2008 Firm Panel	1201120195D
County Wide Planning Area	Town and Country
Community Base Planning Area	Town and Country
Census Data	Tract: 011802 Block: 3011
Future Landuse	R-9
Urban Service Area	TSA
Water Interlocal	City of Tampa Water
Mobility Assessment District	Urban
Mobility Benefit District	1
Fire Impact Fee	Northwest
Parks/Schools Impact Fee	NORTHWEST
ROW/Transportation Impact Fee	ZONE 10
Wind Borne Debris Area	140 MPH Area
Aviation Authority Height Restrictions	50' AMSL
Aviation Authority	Landfill Notification Area
Aviation Authority	Non-Compatible Use (Schools)
Competitive Sites	NO
Redevelopment Area	NO

Folio: 28939.0000



August 24, 2021



RS, Hillsborough County - Public Works - Geomatics - Streets & Addresses

Hillsborough County Florida

Folio: 28939.0000
PIN: U-32-28-18-17L-000013-00005.0
GUILLERMO DEL RIO ESPINOSA ET AL
Mailing Address:
4528 W PARIS ST
TAMPA, FL 33614-5410
Site Address:
4528 W PARIS ST
TAMPA, FL 33614
SEC-TWN-RNG: 32-28-18
Acreage: 0.14195
Market Value: \$164,770.00
Landuse Code: 0100 SINGLE FAMILY

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- Any error, omissions, or inaccuracies in the information provided regardless of how caused.
- Or
- Any decision made or action taken or not taken by any person in reliance upon any information or data furnished hereunder.

21-1248

21-1248