Town of Lake Hamilton

Board of Adjustment Agenda – July 2, 2025

Time: 5:00 P.M.
Location: 100 Smith Avenue

Tammy Pence, Member
Marlene Wagner, Member
Charlotte Rubush, Member
Freddie Corbit, Member

1. **CALL TO ORDER**

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

4. **BUSINESS**

a. Owner Charif Homes LLC.\ Applicant Idarousse Charif, is requesting four variances from Sec. 16-103, Chart A-1 Design Standards for a RMF zoning district. First and second variances are to reduce both side yard setbacks from 20 ft to 9 ft.. Third variance is to reduce the minimum lot size requirement from 70 ft to 56.6 ft. Fourth variance is to reduced the minimum lot size from 10,000 sq. ft. to 7,515 sq.ft. Parcel ID 27-28-09-000000-024190. Located along the eastside of Tangerine St., approximately 400 ft. north of Kokomo Rd. NE.

b. Owner\Applicant Franke Eizere is requesting two variances from Sec. 16-103, Chart A-1 Design Standards for a RMF zoning district. First and second variances are to reduce both side yard setbacks from 20 ft to 10 ft. Parcel ID 27-28-09-82200-0011100. Located along the south side of Pearl St. approximately 100 ft. west of Martin St.

c. Owner Hercules Robinson Sr.\Applicant Frank Proto III, Polk County, Housing and Neighborhood Development is requesting two variances from Sec. 16-103, Chart A-1 Design Standards for a RMF zoning district. First and second variances are to reduce both side yard setbacks. Westside from 20 ft to 15 ft. and eastside from 20 ft. to 7 ft. Parcel ID 27-28-09-822000-020700. Located along the northside of Kokomo Rd. NE and approximately 50 ft. west of Martin Luther King Jr. Ave.

d. Owner\Applicant Lorian Bodison and Ernest Bowland are requesting four variances from Sec. 16-103, Chart A-1 Design Standards for a RMF zoning district. First and second variances are to reduce both side yard setbacks. Westside from 20 ft to 8 ft. and eastside from 20 ft. to 12 ft. Third variance is to reduce the minimum lot with of 70 feet to 46.66 feet. Fourth variance to reduce the minimum lot size from 10,000 sq.ft to 7,119

sq.ft. Parcel ID 27-28-09-000000-024070. Located on the Northwest corner of Kokomo Rd. NE and Church St. N.

5. **ADJOURNMENT**

6. **ATTN: PERSONS WITH DISABILITIES. In accordance with the American with Disabilities Act and Section 286.26, Florida Statutes, persons needing special accommodations to participate in this proceeding, please contact the Town Clerks Office at 863-439-1910, at least forty-eight (48) hours prior to the meeting, provide a written request to the Office of the Town Clerk. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1 or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice)**