

**AGENDA**  
**REGULAR MEETING OF THE**  
**PONTE VEDRA ZONING & ADJUSTMENT BOARD**  
**August 22, 2016 at 3:00 p.m.**  
**At the St. Johns County Administrative Complex**  
**County Auditorium**

Please be advised that a meeting of the Ponte Vedra Zoning & Adjustment Board will be held on **Monday, August 22, 2016 at 3:00 p.m.** in the County Auditorium of the St. Johns County Administrative Complex. **Applicants are hereby advised that failure to appear may result in denial of their application.**

This Agenda may contain both regular business items and specially advertised Public Hearings. Regular business items are those which may require approval or recommendation of approval by the Ponte Vedra Zoning & Adjustment Board, but do not require advertising in a newspaper, notification of adjacent property owners, or posting a sign on the property. Public Hearings are those items that require advertising in a newspaper, notification of adjacent property owners, and posting a sign on the property.

- **Call meeting to order.**
- **Reading of the Public Notice.**
- **Public Comment.**
- **Approval of minutes.**

**AGENDA ITEM**

- 1. Public Hearing to consider NZVAR 2016-04 Sawgrass Marriot Cabana Club.** Request for a Non-Zoning Variance to Section VIII.Q.5.b(1)(g) of the Ponte Vedra Zoning District Regulations, which limits the height of accessory structures to 7 feet in order to allow 3 trellises with the height of 8' 8", location of property at 619 Ponte Vedra Boulevard. *Staff Presenter: Kim Del Rance, Senior Planner*
- 2. Public Hearing to consider PVZVAR 2016-04 726 Ponte Vedra Boulevard Retaining Wall.** Request a Zoning Variance from Section VIII.N.1.i of the Ponte Vedra Zoning District Regulations to allow construction of a new retaining wall up to 12' in height and within 15' of an existing retaining wall in lieu of the 4' maximum height and 40' separation provision to prevent further erosion issues, location of property at 726 Ponte Vedra Boulevard. *Staff Presenter: Beverly Frazier, Planner*
- 3. Public Hearing to consider PVZVAR 2016-06 Switkes Residence Third Story.** Request a Zoning Variance to Section IV.B.4 of the Ponte Vedra Zoning District Regulations to allow an unpermitted conversion of the attic space into a habitable third-story to continue to remain in place, location of property at 111 Ocean Course Drive. *Staff Presenter: Danielle Handy, AICP, Chief Planner*

**WORKSHOP ITEM**

**STAFF COMMENTS**

**ADJOURNMENT**

If a person decides to appeal any decision made by the Ponte Vedra Zoning & Adjustment Board with respect to any matter considered at the meeting, he or she will need a record of the proceedings, and for such purpose he may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based. Such appeal must be filed within thirty (30) days of the final action.

Notice to persons needing special accommodations and to all hearing impaired persons: In accordance with the American with Disabilities Act persons needing a special accommodation or an interpreter to participate in this proceeding should contact the County's ADA Coordinator at (904) 209-0650, or at the County Administration Building, 500 San Sebastian View, St. Augustine, Florida 32084.

If a person desires to use visual aids as part of any presentation to the Ponte Vedra Zoning & Adjustment Board or the Board of County Commissioners, such arrangements must be made at least twenty-four (24) hours in advance of the meeting by contacting the St. Johns County Government Channel at (904) 209-0555 or the Planning Division at (904) 209-0575.