



## Planning and Development Department

2725 Judge Fran Jamieson Way  
Building A, Room 114  
Viera, Florida 32940

BOARD OF COUNTY COMMISSIONERS

## Inter-Office Memo

TO: Board of Adjustment Members

FROM: Jeffrey Ball, AICP, Planning & Zoning Manager

SUBJECT: Variance Staff Comments for Wednesday, May 18, 2022

### DISTRICT 1

**1. (22V00004) Michael John Consolazio and Sonya Lynn Consolazio** (Randy Lund) request a variance from Chapter 62, Article VI, Brevard County Code, Section 62-1406(7)(c)(3), to permit a variance of 6.3 feet from the required 10-ft. rear setback for an accessory structure, in an RVP (Recreational Vehicle Park) zoning classification.

The applicant requests a variance of 6.3 feet from the required 10-foot rear setback to add a screen porch under permit # 21BC07099. The applicant states that the original foundation was installed approximately 15" encroaching into the rear 10' setback, causing the screen porch to be located 3.7 feet from the rear property line. The request equates to a 63% deviation of what the code allows. There have been no other variances to the rear setback requirements for appurtenances and accessory structures approved in the immediate area. There is no code enforcement action pending with the Brevard County Planning & Development Department. If the Board approves this variance, it may want to limit its approval as depicted on the survey provided by the applicant.