



# Brevard County Board of County Commissioners

2725 Judge Fran Jamieson  
Way  
Viera, FL 32940

## Legislation Text

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**File #:** 5647, **Version:** 1

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### **Subject:**

IR Tiki 2, LLC (Steve Monroe) requests variances for a breezeway corridor and a structure in a BU-1 zoning classification. (22V00052) (Tax Account 2611662) (District 4)

### **Fiscal Impact:**

None

### **Dept/Office:**

Planning & Development

### **Requested Action:**

It is requested that the Board of Adjustment conduct a public hearing to consider variances for a breezeway corridor and a structure in a BU-1 (General Retail Commercial) zoning classification.

### **Summary Explanation and Background:**

IR Tiki 2, LLC (Steve Monroe) requests variances of Chapter 62, Article VI, Brevard County Code, as follows: 1.) Section 62-2105(b), to permit a variance of 11.8 ft. from the required 32.91 ft. (30%) breezeway corridor on riverfront property; 2.) Section 62-1485(5)(a)(4)(a), to permit a variance of 6.59 ft. from the required 15-ft. side (south) setback for a structure, in a BU-1 zoning classification. The property is 0.96 acres, located on the east side of U.S. Highway 1, approx. 900 ft. south of Coquina Ridge Dr. (4263 N. U.S. Highway 1, Melbourne)

### **Clerk to the Board Instructions:**