



**CITY OF OKEECHOBEE, FLORIDA  
BOARD OF ADJUSTMENT MEETING  
AUGUST 19, 2021  
SUMMARY OF BOARD ACTION**

**I. CALL TO ORDER**

Chairperson Hoover called the regular meeting of the Board of Adjustment for the City of Okeechobee to order on Thursday, August 19, 2021, at 6:17 P.M. in the City Council Chambers, located at 55 Southeast Third Avenue, Room 200, Okeechobee, Florida.

**II. ATTENDANCE**

Roll was taken by Board Secretary Patty Burnette. Chairperson Dawn Hoover, Vice Chairperson Doug McCoy, Board Members Karyne Brass and Mac Jonassaint were present. Board Members Phil Baughman, Rick Chartier and Felix Granados as well as Alternate Board Members Joe Papasso and Jim Shaw were absent with consent.

**III. AGENDA**

- A. There were no items added, deferred, or withdrawn from the agenda.
- B. Motion by Board Member Brass, seconded by Vice Chairperson McCoy to approve the agenda as presented. **Motion Carried Unanimously.**
- C. There were no comment cards submitted for public participation.

**IV. MINUTES**

- A. Motion by Vice Chairperson McCoy, seconded by Board Member Brass to dispense with the reading and approve the April 15, 2021, Board of Adjustment Regular Meeting minutes. **Motion Carried Unanimously.**

**V. CHAIRPERSON HOOVER OPENED THE QUASI-JUDICIAL PUBLIC HEARING AT 6:18 P.M.**

- A. Special Exception Petition No. 21-005-SE requests to allow a proposed use of a house of worship on a lot less than five acres in a Residential Single Family-One Zoning District, (Ref. Code Sec. 90-103 (5)) located at 1803 SW 3<sup>rd</sup> Avenue.
  - 1. Notary Public Patty Burnette administered an oath to Mr. Steven Dobbs, 1062 Jakes Way, Okeechobee, Florida, and Mr. Ben Smith, LaRue Planning and Management, 1375 Jackson Street, Suite 206, Fort Myers, Florida, who responded affirmatively.
  - 2. City Planning Consultant Smith reviewed the Planning Staff Report recommending denial as the site does not meet most of the requirements for a house of worship.
  - 3. Mr. Dobbs was present on behalf of the Property Owner, Celia Lorenzo and commented she was not able to attend the meeting. Ms. Lorenzo already owns the property and unfortunately was not aware of the special exception requirement beforehand. Though he understands the Board's concern with the number of required parking spaces needed due to the number of seats indicated on the seating chart, he does not know the impacts to the church should the number of seats need to be reduced. If the Board would choose to continue this Petition to the next Board of Adjustment Meeting, he would be able to have his client attend to provide more information.
  - 4. No public comments were offered.
  - 5. No Ex-Parte disclosures were offered.
  - 6. Motion by Board Member Jonassaint, seconded by Vice Chairperson McCoy to continue Special Exception Petition No. 21-005-SE as presented in Exhibit 1 until the September 16, 2021, meeting to allow the Applicant and Property Owner to attend and present their case. **Motion Carried Unanimously.**

**CHAIRPERSON HOOVER CLOSED THE QUASI-JUDICIAL PUBLIC HEARING AT 6:47 P.M.**

Chairperson Hoover adjourned the meeting at 6:47 P.M.

Submitted by:

Patty M. Burnette

Patty M. Burnette, Secretary

Please take notice and be advised that when a person decides to appeal any decision made by the Board of Adjustment with respect to any matter considered at this proceeding, he/she may need to ensure that a verbatim record of the proceeding is made, which record includes the testimony and evidence upon which the appeal is to be based. General Services' media are for the sole purpose of backup for official records.