



## TOWN OF GOLDEN BEACH

1 Golden Beach Drive  
Golden Beach, Fl. 33160

### AGENDA BUILDING REGULATION ADVISORY BOARD May 14, 2019 at 6pm

- A. CALL MEETING TO ORDER:**
- B. BOARD ATTENDANCE:**
- C. STAFF ATTENDANCE:**
- D. APPROVAL OF MINUTES:** April 9, 2019
- E. REQUEST FOR ADDITIONS, DEFERRALS, DELETIONS & WITHDRAWALS**

- 1. Steven & Minnie Bandel  
110 S Island Dr,  
Golden Beach, Fl 33160-2207

Property Address: 110 S Island Dr, Golden Beach, Fl 33160-2207  
Folio No: 19-1235-004-0470  
Legal Description: Golden Beach Sec D Pb 10-10, Lots 3 & 4 & N25ft of Lot 5  
Blk J

Approval for installation of a concrete dock with concrete dock piles & seawall cap.

- 2. Eri Markets Holding Inc And Mark C Katzeff PA  
2999 NE 191 St, Ste 805  
Miami, Fl 33180

Property Address: 486 N Parkway, Golden Beach, Fl 33160-0000  
Folio No: 19-1235-005-0370  
Legal Description: Golden Beach Sec E Pb 8-122 Port of Lots 27 28 & Port of  
Lot 29, Blk F

Approval for installation of a new concrete dock extension.

- 3. Vladimir Budaev  
201 Golden Beach Dr.  
Golden Beach, Fl 33160

Property Address: 201 Golden Beach Dr, Golden Beach, Fl 33160  
Folio No: 19-1235-004-1050  
Legal Description: Golden Bch Sec D Pb 10-10, Lt 42 & S 1/2 of 41, Blk 5

Approval for installation of a new wood pergola, wood pergola, and wood deck.

4. Hez Wik Management Inc  
225 Chabanel West  
Montreal H2n 2c9, Qc  
Canada

Property Address: 601 Golden Beach Dr, Golden Beach, FL 33160  
Folio No: 19-1235-006-0190  
Legal Description: GB Sec F Pb10-11 Lot 39 Blk 1

Addition and remodel of an existing residence, and approval of the landscape design.

5. Joel & Liliana Eidelstein  
172 Golden Beach Dr.  
Golden Beach, FL 33160

Property Address: 172 Golden Beach Dr, Golden Beach, FL 33160  
Folio No: 19-1235-004-0250  
Legal Description: Golden Beach SEC D PB 10-10, LOT 6 & 7 BLK

Approval for dock repair.  
Applicant has requested to withdraw the application.

**F. VARIANCE REQUEST(S):**

6. 120 South Island LLC  
428 Golden Beach Dr.  
Golden Beach, FL. 33160

Property Address: 120 S Island Dr, Golden Beach, FL 33160  
Folio No: 19-1235-004-0500  
Legal Description: GB Sect D, Pb 10-10, Lt 5 less N 25ft & All Lot 6 & 7 Blk J

Proposed construction of a seawall cap overlay and a new dock.

Relief from Town Code Section 46-81 Extension of seawalls into waterways, 46-85 Height of seawalls and docks and extension of deck of dock

1. To allow an installation of a new concrete seawall cap with elevations varying from +4.69 feet NAVD up to an elevation of +4.94 feet NAVD. When the stated height is not to exceed 4.425 feet NAVD

2. To allow an installation of the new seawall cap on top of an existing seawall cap that currently extends 2 feet 11 inches waterward of the property line. When seawalls cannot encroach outside the property line.

3. To allow installation of a new dock deck that extends a minimum of 6' waterward of the property line but is at an elevation of +4.94 feet NAVD. When the stated height requirement is 3.425 feet NAVD.

7. Jan A Marks Trust  
587 Ocean Boulevard,  
Golden Beach, FL. 33160

Property Address: 587 Ocean Boulevard, Golden Beach, FL. 33160  
Folio No.: 19-1235-001-0550  
Legal Description: Lot 22, Block D, Gb Sect A, Pb 9-52

For revisions to a house under construction.

Applicant is requesting relief from Town Code Section 66-261 Roof Top Activities and Town Code Section 66-226 Driveway Design Standards

Town Code Section 66-261 Usable Roof Area reads:

(b) Within Zone One, the roof of the highest roofed structure may be used for passive leisure activities, including entertainment and other passive recreational/leisure uses subject to the following limitations:

(2) The usable area must be set back a minimum of ten feet from the edge of the roof in all directions except from the rear (ocean front).

The applicant is requesting that the north and south side setbacks at the roof level be at 7.6 feet instead of the 10 feet outlined in the Town Code.

Town Code Section 66-226 Driveway Design Standards reads:

a) *Location of driveways.* No portion of a driveway at a residence in the Town may be installed closer than five feet to the side and to any front (Street) yard lot line, except at the driveway connection to the roadway. For circular driveways, the landscape strip dimension may taper at the property line. Further no portion of such driveway shall be installed in the side yard setback beyond the imaginary extension of a line extended from the front wall of the residence to the side yard lot line.

The applicant is requesting relief from the 5'-0" front driveway setback requirement.

**G. OLD BUSINESS:**

8. X Group LLC  
650 Golden Beach Dr.  
Golden Beach, FL. 33160

Property Address: 650 Golden Beach Dr., Golden Beach, FL 33160  
Folio No: 19-1235-004-0440 & 0460  
Legal Description: GB Sect F, Pb 10-11, Lt 11 Less Beg at NE COR Lot 11

Approval for demolition of an existing residence and accessory structures and construction of a new two-story single-family residence and accessory structures

and approval of the landscape design.

**H. NEW BUSINESS:**

- 9.** Leo & Ruth Ghitis  
240 Golden Beach Dr  
Golden Beach, FL 33160

Property Address: 240 Golden Beach Dr., Golden Beach, FL 33160  
Folio No: 19-1235-004-0080  
Legal Description: GB Sect D, Pb 10-10, N1/2 Of Lot 10 & Lot 11 & S1/2  
Lot 12 Blk G

Approval for installation of a new boat lift.

- 10.** Jason Rubin  
268 S Parkway  
Golden Beach, FL 33160

Property Address: 268 S PARKWAY, GOLDEN BEACH, FL 33160  
Folio No: 19-1235-004-0140  
Legal Description: GB Sect D, Pb 10-10, N1/2 Of Lot 10 & Lot 11 & S1/2  
Lot 12 Blk G

Approval for demolition of an existing residence and accessory structures and construction of a new two-story single-family residence and accessory structures and approval of the landscape design.

**I. PRELIMINARY DESIGN REVIEWS - ITEMS FOR DISCUSSION AND POSSIBLE APPROVAL**

**J. ADJOURNMENT**