



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 21-00969

Architectural Review Board

11/18/2021

TO: Architectural Review Board Members

FROM: Gregg Harding, RPA, Historic Preservation Planner

DATE: 11/10/2021

SUBJECT:

515 N. Davis Highway - Variance
Old East Hill Preservation District / OEHC-1
Variance at New Construction

BACKGROUND:

Summer Carter (Northwest Florida Investment Group LLC) is seeking a variance to reduce the side yard setback requirements of Table 12-3.10 of the City of Pensacola Land Development Code. The variance request is to decrease the minimum north side yard setback from 5 feet to 3 feet to accommodate a new single-family residence and access to off-street parking. A final review of the new construction project is also under consideration with this item.

Please find attached all relevant documentation for your review.

RECOMMENDED CODE SECTIONS

Table 12-3.10 Regulation for Old East Hill Preservation Zoning Districts

Sec. 12-11-2(a)(2)a. Appeals and variances, variances, Authorization

Sec. 12-12-3(5)b.1. ARB, Conditions for granting variances, Two (2) additional criteria