AGENDA ITEM # 1

CITY OF PARKER

1001 WEST PARK STREET, PARKER, FLORIDA, 32404
TELEPHONE (850) 871-4104 – FAX (850) 871-6684

Request for Combining or Separation of Parcel

Date of Submittal: _____
BLDG Permit #: _____
Land Use Designation: _____
Parcel ID #: _____

Applicant Information:

Name of Property Owner: Jodie Thornton and Seth Thornton

Site Location: 4305 Hwy 98 Bus E, Panama City 32404

Telephone #: _____ Email: _____ 1.com

Reason for Parcel Split or Combination: for a buyer to construct a residence

Submit detailed professional survey showing proposed combination or split of parcel.

I hereby certify, under penalty of perjury, that I have read and understood the provisions of this permit and that the information provided herein is true and correct to the best of my knowledge

Signature of Applicant: _____ Date: 4-29-24

Signature of Approval: _____ Date: 4/30/24

Comments: _____

IAN ROBSON
STATE OF TENNESSEE
NOTARY PUBLIC
PUTNAM COUNTY

Exp 7-31-24

CamScanner

AGENDA ITEM #2 Parcel — #25714-050-000 2396 sq. ft. 1013 Pitts

CITY OF PARKER

1001 WEST PARK STREET, PARKER, FLORIDA, 32404
TELEPHONE (850) 871-4104 – FAX (850) 871-6684

Request for Combining or Separation of Parcel

Date of Submittal: _____
BLDG Permit #: _____
Land Use Designation: _____
Parcel ID #: 25714-050-000

Applicant Information:

Name of Property Owner: GLEN + Gabriele DAVIS

Site Location: 1013 Pitts AVE. Panama City, FL 32404

Telephone #: -- Email: j .de

Reason for Parcel Split or Combination: STAVILE Road between would like to combine this Parcel to/with 1009 Pitts Ave

Submit detailed professional survey showing proposed combination or split of parcel.

I hereby certify, under penalty of perjury, that I have read and understood the provisions of this permit and that the information provided herein is true and correct to the best of my knowledge

Signature of Applicant: _____ Date: 29 April 2024

Signature of Approval: _____ Date: _____

Comments: _____

AGENDA ITEM #3

CITY OF PARKER

1001 WEST PARK STREET, PARKER, FLORIDA, 32404
TELEPHONE (850) 871-4104 – FAX (850) 871-6684

Request for Combining or Separation of Parcel

Date of Submittal: _____

BLDG Permit #: _____

Land Use Designation: _____

Parcel ID #: _____

Applicant Information:

Name of Property Owner: Aubrey Allen Williams & Drema C Campbell

Site Location: 45 75 Cedar St

Telephone #: _____ Email: _____

Reason for Parcel Split or Combination: to build a home For Our Daughter & her family to Live on. There is already a water meter and Sewer Line..

Submit detailed professional survey showing proposed combination or split of parcel.

I hereby certify, under penalty of perjury, that I have read and understood the provisions of this permit and that the information provided herein is true and correct to the best of my knowledge

Signature of Applicant: Aubrey Williams Date: 3/17/24

Signature of Approval: Drema Williams Date: 3/17/24

Comments: _____

AI3

CITY OF PARKER

PETITION FOR VARRIANCE APPLICATION

Date of application: _____ Application No: _____

Petitioner's Name: Drema & Aubrey Williams
(Current owner of property must apply for the variance)

Address: 4575 Cedar St.

City, State, Zip: Panama City FL 32404

Telephone Number: [illegible] Fax Number: N/A

Email: [illegible]

Parcel Identification Number(s). Obtained from Property Appraiser's Office:
25555-030-000

Legal Description: Hinson & Blackman Plat 1 PB4 Lot 1 BLK 4 ORB 1650 P 1938

Description of Proposed Variance: To Build a Second House Split property

Location of Variance Property: 4575 Cedar St. P.C. FL. 32404

Surveyor's Name: MTS Surveying and Mapping

Address: 4609 Ashland Way

City, State, Zip: Panama City FL 32404

Telephone Number: 850-704-5775 Fax Number: _____

Email: mtssurvegingmapping@gmail.com

Agent's Name: Self

Address: _____

City, State, Zip: _____

Telephone Number: _____ Fax Number: _____

Email: _____

AL3

CITY OF PARKER

VARIANCE APPLICATION VARIANCE REQUEST QUESTIONAIRE

1- There is a specific hardship affecting the development of the property resulting from the strict application of the provisions of these Regulations. YES X NO_____ Please explain below:
Short 20 feet of Land to Split

2- The hardship is not a result of the actions of the owner and is not based solely on a desire to reduce development costs. YES_____ NO X Please explain below:
Would increase revenue for the City of Parker

3- The proposed variance is necessary to preserve a substantial property right where such property is generally available to other property owners of adjacent or nearby properties or other properties in the land use category. YES X NO_____ Please explain below:
the alley way is 20 feet + a house behind us

4- The proposed variance will not materially increase congestion on surrounding streets, increase the danger of fire or other hazards or otherwise be detrimental to the health, safety or general welfare of the public. YES_____ NO X Please explain below:
no changes to be made to surrounding streets that would increase anything

5- The proposed variance will be compatible with adjacent and nearby development and will not alter the essential character of the land use district. YES X NO_____ Please explain below:

6- The effect of the proposal variance is consistent with the purposes of the Regulations.
YES_____ NO X Please explain below:
Short 20 feet the alley way that we have maintained Since the house was built in late 90's

7- The effect of the proposed variance is consistent with the Comprehensive Plan.
YES X NO_____ Please explain below:

AI3

CITY OF PARKER

VARIANCE APPLICATION NOTIFICATION TO AFFECTED PROPERTY OWNERS

The applicant agrees that the City has the right to post a notification sign on the property, visible from the roadway, identifying the date, time, and location of the meeting of the City Council to consider the variance application. The applicant agrees to ensure that the sign is continually posted on the property until after a final decision of the City Council on the variance request or the application is withdrawn. After the meeting, the City shall have the right to remove the sign, restoring the surfaces of the property to its former natural state.

Dsema Williams — Printed Name

4.8.24 — Date

Dsema Williams — Signature

4.8.24 — Date

AI3

REQUIRED SIGNATURE

I have read and understand all information provided in this application, the requirements listed within the application and agree to provide the necessary information requested by the City of Parker. The information I have provided on this application is true and correct to the best of my knowledge.

I understand that this application will be heard in a public meeting by the City of Parker City Council, the Parker Land Development Code shall govern the procedure of the decision.

I understand the Parker City Council cannot issue variances for the requirements of the City of Parker Comprehensive Plan. Changes to the Comprehensive Plan require a submittal of a Comprehensive Plan amendment application. (Applications are available at the City of Parker.)

I understand the City Council shall not vary the requirements of any provision of Ordinance 90-177, Parker Comprehensive Planning and Land Development Regulation Code, unless it makes a positive finding, based on substantial competent evidence on each of the finds contained in he variance application.

FLORIDA STATUES 837.06-FALSE OFFICIAL STATEMENT

Whoever knowingly makes false statement in writing with the intent to mislead a public servant in the performance of his official duty shall be guilty of a misdemeanor of the second degree.

Drema Williams | Drema Williams | 4/8/2024

Petitioner's Signature | Printed Name | Date of Signature

STATE OF Florida

COUNTY OF Bay

BEFORE ME, the undersigned Notary Public in and for said County and State, appeared

Drema Williams, who is personally know to me or who has produced

FL Driver's Licence, identification and who executed the foregoing instrument.

Given under my hand and seal this 8th day of April, 2024

{Seal}

Heather Smith Dolan

Signed Name of Notary Public

Heather Smith Dolan

Printed Name of the Notary of the Public

HH 188406

Commission Number:

HEATHER SMITH DOLAN
Notary Public-State of Florida
Commission # HH 188406
My Commission Expires
November 20, 2025

AGENDA ITEM #4

CITY OF PARKER

1001 WEST PARK STREET • PARKER, FLORIDA 32404
TELEPHONE (850) 871-4104 • FAX (850) 871-6684

CITY OF PARKER
MINOR DEVELOPMENT
SINGLE FAMILY HOME/ADDITION
Application Review Fee - $350/$150

Date of Submittal: 01-25-2024
DO Permit #: _____
Bldg Permit #: _____
Land Use Designation: _____
Parcel ID# 25166-056-000

Applicant Information:

Name of property owner: Lyuum Enterprises LLC

Address: _____

Telephone #: _____ Email: _____

Name of contractor: Caibai Construction LLC. / CGC058065

Address: 10876 SW 24 Ter Miami FL 33165

Telephone #: 850-890-7950 / 786-229-2770 Email: KArich216@gmail.com

Site location: 531 S Hwy 22A PCFL 32404 / 25166-056-000
(must include address)

Flood Zone: No

Building/Structure Information:

Current use of property: SFR

What type structure are you adding? Rebuild SFR

Will this structure be used for a business or home occupation? Home

Will anyone live in this structure? No

Complete the following calculations:

Lot size: 30 x 110 Ttl sq. ft of lot: 3300

AI4

Total **existing** square feet of your:
Primary structure: 1166 sf
Accessory structures: — wood fence
Driveway/paved parking: _____
Total square feet of impervious (existing): _____

Amount of impervious surface to be added: —
Total additional impervious surface: —
Percentage of lot coverage: —

Provide site plan: _____
Setbacks for new structure:
Side yard: 4ft PL Rear yard: 15'
Road right-of-way: _____ Building height: _____
Space between structures: Attached to RF
Minimums: See attached Table 4.1

Utilities Information:

Are you planning to connect this structure to water and/or sewer? Existing
Number of proposed water connections _____ sewer connections _____
Is the utility account currently in your name? no
If not, whose name is it in? Unknown

NOTE: Failure to comply with the provisions of this permit may subject the permit to modification, withdrawal, or cancellation, and in addition may subject the applicant and/or property owner to additional permit fees and additional costs including legal fees.

I hereby certify, under penalty of perjury, that I have read and understood the provisions of this permit, and that the information provided herein is true and correct to the best of my knowledge.

Signature of Applicant

1-21-24
Date

TO EPCI BUILDING DEPARTMENT: Please be advised that you may issue a building permit to the above named applicant/contractor on behalf of the City of Parker.

Signature of Approval

Date

CITY OF PARKER

AI 4.

PETITION FOR VARRIANCE APPLICATION

Date of application: 5/2/24 Application No: _____

Petitioner's Name: Lynum Enterprises LLC
(Current owner of property must apply for the variance)

Address: _____

City, State, Zip: _____

Telephone Number: _____ - _____ - _____ Fax Number: _____ - _____ - _____

Email: _____

Parcel Identification Number(s). Obtained from Property Appraiser's Office:
25166-056-000

Legal Description: W H PARKER PLAT (8.54) 119A4 BEG 2163.35' N & 44.39' E OF SW COR OF SE1/4 TH N 28.26' E 110' S 28.26' W 110' TO POB PT OF LOT 8 . ORB 4732 P 153

Description of Proposed Variance: _____

We are requesting approval reapair and revuild the existing property baxk within the existing footprint Which is 100% aligned to prexisting site plan and the site plan of those adjacent properties.

Location of Variance Property: 522 Hwy 22a Panama City, FL 32404

Surveyor's Name: Karen Rimes

Address: _____

City, State, Zip: _____

Telephone Number: 850 - 832 - 1471 Fax Number: _____ - _____ - _____

Email: kr@karenrimesarchitect.com

Agent's Name: _____

Address: _____

City, State, Zip: _____

Telephone Number: _____ - _____ - _____ Fax Number: _____ - _____ - _____

Email: _____

CITY OF PARKER

A14

VARIANCE APPLICATION VARIANCE REQUEST QUESTIONAIRE

1- There is a specific hardship affecting the development of the property resulting from the strict application of the provisions of these Regulations. YES X NO_____ Please explain below:
Not appriving this variance will inflict drastic coat increase to this project and make the property unconforming to the adjorning properties.

2- The hardship is not a result of the actions of the owner and is not based solely on a desire to reduce development costs. YES_____ NO X Please explain below:
The building wil no longer conform to the foundation and standoff distance of the adjorning buildings.

3- The proposed variance is necessary to preserve a substantial property right where such property is generally available to other property owners of adjacent or nearby properties or other properties in the land use category. YES X NO_____ Please explain below:
Variance will allow the building to conform to curenr buikding standards of all adjouning properties.

4- The proposed variance will not materially increase congestion on surrounding streets, increase the danger of fire or other hazards or otherwise be detrimental to the health, safety or general welfare of the public. YES_____ NO X Please explain below:
No it will not impact any of the aforementioned areas.

5- The proposed variance will be compatible with adjacent and nearby development and will not alter the essential character of the land use district. YES X NO ~~X~~ Please explain below:
It will allow the community to maintain the confomity across all properties.

6- The effect of the proposal variance is consistent with the purposes of the Regulations.
YES X NO_____ Please explain below:

7- The effect of the proposed variance is consistent with the Comprehensive Plan.
YES X NO_____ Please explain below:

AI4

CITY OF PARKER

VARIANCE APPLICATION NOTIFICATION TO AFFECTED PROPERTY OWNERS

The applicant agrees that the City has the right to post a notification sign on the property, visible from the roadway, identifying the date, time, and location of the meeting of the City Council to consider the variance application. The applicant agrees to ensure that the sign is continually posted on the property until after a final decision of the City Council on the variance request or the application is withdrawn. After the meeting, the City shall have the right to remove the sign, restoring the surfaces of the property to its former natural state.

Johnny Lynum
Printed Name

5/2/24
Date

Signature

5/2/24
Date

AIA

CITY OF PARKER VARIANCE APPLICATION

Representative authorization

I, Johnny Lynum, owner of the following property:

PROPERTY ADDRESS: 531 Hwy 22a Panama City, FL 32404

Hereby authorize the following named individual to appear on my behalf at the City Council Hearing to be held on _____.

AUTHORIZED REPRESENTATIVE: Michael Konich

BY: _____
PROPERTY OWNER

STATE OF: Virginia

COUNTY OF: Loudoun

The foregoing instrument was acknowledged before me this 2nd day of May 2024, by who is personally known to me, or who has produced as identification and who did (did not) take an oath.

JR ~~Texas License~~

NOTARY PUBLIC

Joseph Reach

NAME:

Notary Public

TITLE:

7905769

COMMISSION NUMBER:

JOSEPH REACH NOTARY PUBLIC COMMONWEALTH OF VIRGINIA COMMISSION EXPIRES NOV. 30, 2024 REGISTRATION NO. 7905769

AI4

REQUIRED SIGNATURE

I have read and understand all information provided in this application, the requirements listed within the application and agree to provide the necessary information requested by the City of Parker. The information I have provided on this application is true and correct to the best of my knowledge.

I understand that this application will be heard in a public meeting by the City of Parker City Council, the Parker Land Development Code shall govern the procedure of the decision.

I understand the Parker City Council cannot issue variances for the requirements of the City of Parker Comprehensive Plan. Changes to the Comprehensive Plan require a submittal of a Comprehensive Plan amendment application. (Applications are available at the City of Parker.)

I understand the City Council shall not vary the requirements of any provision of Ordinance 90-177, Parker Comprehensive Planning and Land Development Regulation Code, unless it makes a positive finding, based on substantial competent evidence on each of the finds contained in he variance application.

FLORIDA STATUES 837.06-FALSE OFFICIAL STATEMENT

Whoever knowingly makes false statement in writing with the intent to mislead a public servant in the performance of his official duty shall be guilty of a misdemeanor of the second degree.

Petitioner's Signature	Printed Name	Date of Signature
	Johnny Lynum	5/2/24

STATE OF Virginia

COUNTY OF Loudoun

BEFORE ME, the undersigned Notary Public in and for said County and State, appeared

Johnny Lynum, who is personally know to me or who has produced

Texas License, identification and who executed the foregoing instrument.

Given under my hand and seal this 2nd day of May, 20. 24

{Seal}

JOSEPH REACH NOTARY PUBLIC COMMONWEALTH OF VIRGINIA COMMISSION EXPIRES NOV. 30, 2024 REGISTRATION NO. 7905769

Signed Name of Notary Public

Joseph Reach

Printed Name of the Notary of the Public

7905769

Commission Number:

AGENDA ITEM #5

CITY OF PARKER

PETITION FOR VARRIANCE APPLICATION

Date of application: 2/29/2024 Application No: _____

Petitioner's Name: Jeremiah A. Johnson / TTT Properties LLC
(Current owner of property must apply for the variance)

Address: P.O. Box 27931

City, State, Zip: Panama City, FL 32411

Telephone Number: (850) 238-7722 Fax Number: _____-_____-_____

Email: AdamBayCB@gmail.com

Parcel Identification Number(s). Obtained from Property Appraiser's Office:
25529-050-000

Legal Description: 14 4S 14W -1.69G- 119B4 COM AT INT OF S LN OF BLK 7 DH HORNE MEMORY & W LN OF WEST ST TH SW 167.94' FOR POB TH CONT SW 71.22' NW 128.78' NE 45.94' E 27.02' SE 119.23' TO POB ORB 4734 P 753

Description of Proposed Variance: Build one 2,200 SF duplex on the property.

Location of Variance Property: 0 West Street Panama City FL 32404

Surveyor's Name: Jeff Harris, PSM

Address: 1815 Maine Avenue,

City, State, Zip: Lynne Haven, FL 32444

Telephone Number: 850 - 819 - 9555 Fax Number: _____-_____-_____

Email: JHarrispsm@gmail.com

Agent's Name: _____

Address: _____

City, State, Zip: _____

Telephone Number: _____-_____-_____ Fax Number: _____-_____-_____

Email: _____

AI5

CITY OF PARKER

VARIANCE APPLICATION VARIANCE REQUEST QUESTIONAIRE

1- There is a specific hardship affecting the development of the property resulting from the strict application of the provisions of these Regulations. YES X NO_____ Please explain below:
The specific hardship affecting the development of the property is a result of the strict application of the provisions of these regulations.

2- The hardship is not a result of the actions of the owner and is not based solely on a desire to reduce development costs. YES X NO_____ Please explain below:
The variance is requested to convert vacant land to affordable housing to meet the needs of the community and that of Tyndall AFB.

3- The proposed variance is necessary to preserve a substantial property right where such property is generally available to other property owners of adjacent or nearby properties or other properties in the land use category. YES X NO_____ Please explain below:
The proposed lots are contiguous to mobile homes and multi-family townhomes.

4- The proposed variance will not materially increase congestion on surrounding streets, increase the danger of fire or other hazards or otherwise be detrimental to the health, safety or general welfare of the public. YES X NO_____ Please explain below:
The land is already parceled for R-1 and a duplex with a single driveway vs. a single family with a double driveway would allow the same amount of cars.

5- The proposed variance will be compatible with adjacent and nearby development and will not alter the essential character of the land use district. YES X NO_____ Please explain below:
Adding brand new duplexes is more than compatible with the adjacent townhomes and will be a major improvement next to the mobile homes.

6- The effect of the proposal variance is consistent with the purposes of the Regulations.
YES X NO_____ Please explain below:
The proposed variance is consistent with the purposes of the regulations.

7- The effect of the proposed variance is consistent with the Comprehensive Plan.
YES X NO_____ Please explain below:
The proposed variance is consistent with the comprehensive plan.

AI5

CITY OF PARKER

VARIANCE APPLICATION NOTIFICATION TO AFFECTED PROPERTY OWNERS

The applicant agrees that the City has the right to post a notification sign on the property, visible from the roadway, identifying the date, time, and location of the meeting of the City Council to consider the variance application. The applicant agrees to ensure that the sign is continually posted on the property until after a final decision of the City Council on the variance request or the application is withdrawn. After the meeting, the City shall have the right to remove the sign, restoring the surfaces of the property to its former natural state.

Jeremiah A. Johnson	4.24.24
Printed Name	Date
Jeremiah Johnson	4.24.24
Signature	Date

AI5

CITY OF PARKER VARIANCE APPLICATION

Representative authorization

I, Jeremiah A. Johnson, owner of the following property:

PROPERTY ADDRESS: 25529-050-000

Hereby authorize the following named individual to appear on my behalf at the City Council Hearing to be held on _____.

AUTHORIZED REPRESENTATIVE: Andrew Parker

BY: Jeremiah A. Johnson

PROPERTY OWNER

STATE OF: Florida

COUNTY OF: Bay

The foregoing instrument was acknowledged before me this 24th day of April 2024, by who is personally known to me, or who has produced as identification and who did (did not) take an oath.

Cynthia T. Williams

NOTARY PUBLIC

CYNTHIA T WILLIAMS
Notary Public - State of Florida
Commission # HH 256742
My Comm. Expires Mar 3, 2026
Bonded through National Notary Assn.

Jeremiah A Johnson

NAME:

Owner

TITLE:

HH 256742

COMMISSION NUMBER:

AI5

REQUIRED SIGNATURE

I have read and understand all information provided in this application, the requirements listed within the application and agree to provide the necessary information requested by the City of Parker. The information I have provided on this application is true and correct to the best of my knowledge.

I understand that this application will be heard in a public meeting by the City of Parker City Council, the Parker Land Development Code shall govern the procedure of the decision.

I understand the Parker City Council cannot issue variances for the requirements of the City of Parker Comprehensive Plan. Changes to the Comprehensive Plan require a submittal of a Comprehensive Plan amendment application. (Applications are available at the City of Parker.)

I understand the City Council shall not vary the requirements of any provision of Ordinance 90-177, Parker Comprehensive Planning and Land Development Regulation Code, unless it makes a positive finding, based on substantial competent evidence on each of the finds contained in he variance application.

FLORIDA STATUES 837.06-FALSE OFFICIAL STATEMENT

Whoever knowingly makes false statement in writing with the intent to mislead a public servant in the performance of his official duty shall be guilty of a misdemeanor of the second degree.

Jeremiah Johnson — Jeremiah A. Johnson — 4.24.24

Petitioner's Signature | Printed Name | Date of Signature

STATE OF Florida

COUNTY OF Bay

BEFORE ME, the undersigned Notary Public in and for said County and State, appeared

Jeremiah A. Johnson, who is personally know to me or who has produced

_____, identification and who executed the foregoing instrument.

Given under my hand and seal this 26th day of April, 20.24

{Seal}

CYNTHIA T WILLIAMS
Notary Public - State of Florida
Commission # HH 256742
My Comm. Expires Mar 3, 2026
Bonded through National Notary Assn.

Cynthia T. Williams

Signed Name of Notary Public

Cynthia T. Williams

Printed Name of the Notary of the Public

HH256742

Commission Number:

CITY OF PARKER

AI5

PETITION FOR VARRIANCE APPLICATION

Date of application: 2/29/2024 Application No: _____

Petitioner's Name: Jeremiah A. Johnson / TTT Properties LLC
(Current owner of property must apply for the variance)

Address: P.O. Box 27931

City, State, Zip: Panama City, FL 32411

Telephone Number: (850) 238-7722 Fax Number: _____-_____-_____

Email: AdamBayCB@gmail.com

Parcel Identification Number(s). Obtained from Property Appraiser's Office:
25529-060-000

Legal Description: 14 4S 14W -1.69G- 119B4 COM AT INT OF S LN OF BLK 7 DH HORNE MEMORY & W LN OF WEST ST TH SW 167.94' FOR POB TH CONT SW 71.22' NW 128.78' NE 45.94' E 27.02' SE 119.23' TO POB ORB 4734 P 753

Description of Proposed Variance: Build one 2,200 SF duplex on the property.

Location of Variance Property: 0 West Street Panama City FL 32404

Surveyor's Name: Jeff Harris, PSM

Address: 1815 Maine Avenue,

City, State, Zip: Lynne Haven, FL 32444

Telephone Number: 850 - 819 - 9555 Fax Number: _____-_____-_____

Email: JHarrispsm@gmail.com

Agent's Name: _____

Address: _____

City, State, Zip: _____

Telephone Number: _____-_____-_____ Fax Number: _____-_____-_____

Email: _____

AI5

CITY OF PARKER

VARIANCE APPLICATION VARIANCE REQUEST QUESTIONAIRE

1- There is a specific hardship affecting the development of the property resulting from the strict application of the provisions of these Regulations. YES__X__ NO_____ Please explain below:
The specific hardship affecting the development of the property is a result of the strict application of the provisions of these regulations.

2- The hardship is not a result of the actions of the owner and is not based solely on a desire to reduce development costs. YES__X__ NO_____ Please explain below:
The variance is requested to convert vacant land to affordable housing to meet the needs of the community and that of Tyndall AFB.

3- The proposed variance is necessary to preserve a substantial property right where such property is generally available to other property owners of adjacent or nearby properties or other properties in the land use category. YES__X__ NO_____ Please explain below:
The proposed lots are contiguous to mobile homes and multi-family townhomes.

4- The proposed variance will not materially increase congestion on surrounding streets, increase the danger of fire or other hazards or otherwise be detrimental to the health, safety or general welfare of the public. YES__X__ NO_____ Please explain below:
The land is already parceled for R-1 and a duplex with a single driveway vs. a single family with a double driveway would allow the same amount of cars.

5- The proposed variance will be compatible with adjacent and nearby development and will not alter the essential character of the land use district. YES__X__ NO_____ Please explain below:
Adding brand new duplexes is more than compatible with the adjacent townhomes and will be a major improvement next to the mobile homes.

6- The effect of the proposal variance is consistent with the purposes of the Regulations. YES__X__ NO_____ Please explain below:
The proposed variance is consistent with the purposes of the regulations.

7- The effect of the proposed variance is consistent with the Comprehensive Plan. YES__X__ NO_____ Please explain below:
The proposed variance is consistent with the comprehensive plan.

AI5

CITY OF PARKER VARIANCE APPLICATION

Representative authorization

I, Jeremiah A. Johnson, owner of the following property:

PROPERTY ADDRESS: 25529-060-000

Hereby authorize the following named individual to appear on my behalf at the City Council Hearing to be held on _____.

AUTHORIZED REPRESENTATIVE: Andrew Parker

BY: Jeremiah A. Johnson

PROPERTY OWNER

STATE OF: Florida

COUNTY OF: Bay

The foregoing instrument was acknowledged before me this 24th day of April 2024, by who is personally known to me, or who has produced as identification and who did (did not) take an oath.

Cynthia T. Williams

NOTARY PUBLIC

CYNTHIA T WILLIAMS
Notary Public - State of Florida
Commission # HH 256742
My Comm. Expires Mar 3, 2026
Bonded through National Notary Assn.

Jeremiah A Johnson

NAME:

Owner

TITLE:

HH256742

COMMISSION NUMBER:

AI5

CITY OF PARKER

VARIANCE APPLICATION NOTIFICATION TO AFFECTED PROPERTY OWNERS

The applicant agrees that the City has the right to post a notification sign on the property, visible from the roadway, identifying the date, time, and location of the meeting of the City Council to consider the variance application. The applicant agrees to ensure that the sign is continually posted on the property until after a final decision of the City Council on the variance request or the application is withdrawn. After the meeting, the City shall have the right to remove the sign, restoring the surfaces of the property to its former natural state.

Jeremiah A. Johnson
Printed Name

4.24.24
Date

Jeremiah Johnson
Signature

4.24.24
Date

AI5

REQUIRED SIGNATURE

I have read and understand all information provided in this application, the requirements listed within the application and agree to provide the necessary information requested by the City of Parker. The information I have provided on this application is true and correct to the best of my knowledge.

I understand that this application will be heard in a public meeting by the City of Parker City Council, the Parker Land Development Code shall govern the procedure of the decision.

I understand the Parker City Council cannot issue variances for the requirements of the City of Parker Comprehensive Plan. Changes to the Comprehensive Plan require a submittal of a Comprehensive Plan amendment application. (Applications are available at the City of Parker.)

I understand the City Council shall not vary the requirements of any provision of Ordinance 90-177, Parker Comprehensive Planning and Land Development Regulation Code, unless it makes a positive finding, based on substantial competent evidence on each of the finds contained in he variance application.

FLORIDA STATUES 837.06-FALSE OFFICIAL STATEMENT

Whoever knowingly makes false statement in writing with the intent to mislead a public servant in the performance of his official duty shall be guilty of a misdemeanor of the second degree.

Jeremiah Johnson — Petitioner's Signature

Jeremiah A. Johnson — Printed Name

4.24.24 — Date of Signature

STATE OF Florida

COUNTY OF Bay

BEFORE ME, the undersigned Notary Public in and for said County and State, appeared

Jeremiah A Johnson, who is personally know to me or who has produced

_____, identification and who executed the foregoing instrument.

Given under my hand and seal this 24th day of April, 2024

{Seal}

CYNTHIA T WILLIAMS
Notary Public - State of Florida
Commission # HH 256742
My Comm. Expires Mar 3, 2026
Bonded through National Notary Assn.

Cynthia T. Williams
Signed Name of Notary Public

Cynthia T. Williams
Printed Name of the Notary of the Public

HH256742
Commission Number:

AIB

CITY OF PARKER

PETITION FOR VARRIANCE APPLICATION

Date of application: 2/29/2024 Application No: _____

Petitioner's Name: Jeremiah A. Johnson / TTT Properties LLC
(Current owner of property must apply for the variance)

Address: P.O. Box 27931

City, State, Zip: Panama City, FL 32411

Telephone Number: (850) 238-7722 Fax Number: _____-_____-_____

Email: AdamBayCB@gmail.com

Parcel Identification Number(s). Obtained from Property Appraiser's Office:
25529-070-000

Legal Description: 14 4S 14W -1.69G- 119B4 COM AT INT OF S LN OF BLK 7 DH HORNE MEMORY & W LN OF WEST ST TH SW 167.94' FOR POB TH CONT SW 71.22' NW 128.78' NE 45.94' E 27.02' SE 119.23' TO POB ORB 4734 P 753

Description of Proposed Variance: Build one 2,375 SF duplex on the property.

Location of Variance Property: 0 West Street Panama City FL 32404

Surveyor's Name: Jeff Harris, PSM

Address: 1815 Maine Avenue,

City, State, Zip: Lynne Haven, FL 32444

Telephone Number: 850 - 819 - 9555 Fax Number: _____-_____-_____

Email: JHarrispsm@gmail.com

Agent's Name: _____

Address: _____

City, State, Zip: _____

Telephone Number: _____-_____-_____ Fax Number: _____-_____-_____

Email: _____

AI5

CITY OF PARKER

VARIANCE APPLICATION VARIANCE REQUEST QUESTIONAIRE

1- There is a specific hardship affecting the development of the property resulting from the strict application of the provisions of these Regulations. YES__X__ NO_____ Please explain below:
The specific hardship affecting the development of the property is a result of the strict application of the provisions of these regulations.

2- The hardship is not a result of the actions of the owner and is not based solely on a desire to reduce development costs. YES__X__ NO_____ Please explain below:
The variance is requested to convert vacant land to affordable housing to meet the needs of the community and that of Tyndall AFB.

3- The proposed variance is necessary to preserve a substantial property right where such property is generally available to other property owners of adjacent or nearby properties or other properties in the land use category. YES__X__ NO_____ Please explain below:
The proposed lots are contiguous to mobile homes and multi-family townhomes.

4- The proposed variance will not materially increase congestion on surrounding streets, increase the danger of fire or other hazards or otherwise be detrimental to the health, safety or general welfare of the public. YES__X__ NO_____ Please explain below:
The land is already parceled for R-1 and a duplex with a single driveway vs. a single family with a would allow the same amount of cars.

5- The proposed variance will be compatible with adjacent and nearby development and will not alter the essential character of the land use district. YES__X__ NO_____ Please explain below:
Adding brand new duplexes is more than compatible with the adjacent townhomes and will be a major improvement next to the mobile homes.

6- The effect of the proposal variance is consistent with the purposes of the Regulations. YES__X__ NO_____ Please explain below:
The proposed variance is consistent with the purposes of the regulations.

7- The effect of the proposed variance is consistent with the Comprehensive Plan. YES__X__ NO_____ Please explain below:
The proposed variance is consistent with the comprehensive plan.

AI5

CITY OF PARKER

VARIANCE APPLICATION NOTIFICATION TO AFFECTED PROPERTY OWNERS

The applicant agrees that the City has the right to post a notification sign on the property, visible from the roadway, identifying the date, time, and location of the meeting of the City Council to consider the variance application. The applicant agrees to ensure that the sign is continually posted on the property until after a final decision of the City Council on the variance request or the application is withdrawn. After the meeting, the City shall have the right to remove the sign, restoring the surfaces of the property to its former natural state.

Jeremiah A. Johnson	4.24.24
Printed Name	Date
Jeremiah Johnson	4.24.24
Signature	Date

AI5

CITY OF PARKER VARIANCE APPLICATION

Representative authorization

I, Jeremiah A. Johnson, owner of the following property:

PROPERTY ADDRESS: 25529-070-000

Hereby authorize the following named individual to appear on my behalf at the City Council Hearing to be held on _____.

AUTHORIZED REPRESENTATIVE: Andrew Parker

BY: Jeremiah A. Johnson

PROPERTY OWNER

STATE OF: Florida

COUNTY OF: Bay

The foregoing instrument was acknowledged before me this 24th day of April 2024, by who is personally known to me, or who has produced as identification and who did (did not) take an oath.

Cynthia T. Williams

NOTARY PUBLIC

CYNTHIA T WILLIAMS
Notary Public - State of Florida
Commission # HH 256742
My Comm. Expires Mar 3, 2026
Bonded through National Notary Assn.

Jeremiah A. Johnson

NAME:

Owner

TITLE:

HH256742

COMMISSION NUMBER:

AI5

REQUIRED SIGNATURE

I have read and understand all information provided in this application, the requirements listed within the application and agree to provide the necessary information requested by the City of Parker. The information I have provided on this application is true and correct to the best of my knowledge.

I understand that this application will be heard in a public meeting by the City of Parker City Council, the Parker Land Development Code shall govern the procedure of the decision.

I understand the Parker City Council cannot issue variances for the requirements of the City of Parker Comprehensive Plan. Changes to the Comprehensive Plan require a submittal of a Comprehensive Plan amendment application. (Applications are available at the City of Parker.)

I understand the City Council shall not vary the requirements of any provision of Ordinance 90-177, Parker Comprehensive Planning and Land Development Regulation Code, unless it makes a positive finding, based on substantial competent evidence on each of the finds contained in he variance application.

FLORIDA STATUES 837.06-FALSE OFFICIAL STATEMENT

Whoever knowingly makes false statement in writing with the intent to mislead a public servant in the performance of his official duty shall be guilty of a misdemeanor of the second degree.

Jeremiah Johnson — Jeremiah A. Johnson

Petitioner's Signature | Printed Name | Date of Signature

STATE OF Florida

COUNTY OF Bay

BEFORE ME, the undersigned Notary Public in and for said County and State, appeared

Jeremiah A. Johnson, who is personally know to me or who has produced

_____, identification and who executed the foregoing instrument.

Given under my hand and seal this 24th day of April, 2024

{Seal}

Cynthia T. Williams

Signed Name of Notary Public

Cynthia T. Williams

Printed Name of the Notary of the Public

HH256742

Commission Number:

CYNTHIA T WILLIAMS
Notary Public - State of Florida
Commission # HH 256742
My Comm. Expires Mar 3, 2026
Bonded through National Notary Assn.

AI5

CITY OF PARKER

PETITION FOR VARRIANCE APPLICATION

Date of application: 2/29/2024 Application No: _____

Petitioner's Name: Jeremiah A. Johnson / TTT Properties LLC
(Current owner of property must apply for the variance)

Address: P.O. Box 27931

City, State, Zip: Panama City, FL 32411

Telephone Number: (850) 238-7722 Fax Number: _____-_____-_____

Email: AdamBayCB@gmail.com

Parcel Identification Number(s). Obtained from Property Appraiser's Office:
25529-080-000

Legal Description: 14 4S 14W -1.69H- 119B4 COM AT INT OF S LN OF BLK 7 DH HORNE MEMORY PLAT & W LN OF WEST ST TH SW 239.16' NW 103.72' FOR POB TH SW 65.32' NW 103.78' NE 111.42' SE 78.71 SW 45.94' SE 25.06' TO POB ORB 4734 P 753

Description of Proposed Variance: Build one 2,200 SF duplex on the property.

Location of Variance Property: 0 West Street Panama City FL 32404

Surveyor's Name: Jeff Harris, PSM

Address: 1815 Maine Avenue,

City, State, Zip: Lynne Haven, FL 32444

Telephone Number: 850 - 819 - 9555 Fax Number: _____-_____-_____

Email: JHarrispsm@gmail.com

Agent's Name: _____

Address: _____

City, State, Zip: _____

Telephone Number: _____-_____-_____ Fax Number: _____-_____-_____

Email: _____

AI5

CITY OF PARKER

VARIANCE APPLICATION VARIANCE REQUEST QUESTIONAIRE

1- There is a specific hardship affecting the development of the property resulting from the strict application of the provisions of these Regulations. YES__X__ NO_____ Please explain below:
The specific hardship affecting the development of the property is a result of the strict application of the provisions of these regulations.

2- The hardship is not a result of the actions of the owner and is not based solely on a desire to reduce development costs. YES__X__ NO_____ Please explain below:
The variance is requested to convert vacant land to affordable housing to meet the needs of the community and that of Tyndall AFB.

3- The proposed variance is necessary to preserve a substantial property right where such property is generally available to other property owners of adjacent or nearby properties or other properties in the land use category. YES__X__ NO_____ Please explain below:
The proposed lots are contiguous to mobile homes and multi-family townhomes.

4- The proposed variance will not materially increase congestion on surrounding streets, increase the danger of fire or other hazards or otherwise be detrimental to the health, safety or general welfare of the public. YES__X__ NO_____ Please explain below:
The land is already parceled for R-1 and a duplex with a single driveway vs. a single family with a double driveway would allow the same amount of cars.

5- The proposed variance will be compatible with adjacent and nearby development and will not alter the essential character of the land use district. YES__X__ NO_____ Please explain below:
Adding brand new duplexes is more than compatible with the adjacent townhomes and will be a major improvement next to the mobile homes.

6- The effect of the proposal variance is consistent with the purposes of the Regulations.
YES__X__ NO_____ Please explain below:
The proposed variance is consistent with the purposes of the regulations.

7- The effect of the proposed variance is consistent with the Comprehensive Plan.
YES__X__ NO_____ Please explain below:
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A15

CITY OF PARKER

VARIANCE APPLICATION NOTIFICATION TO AFFECTED PROPERTY OWNERS

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Jeremiah A. Johnson	4.24.24
Printed Name	Date
Jeremiah Johnson	4.24.24
Signature	Date

AE5

CITY OF PARKER VARIANCE APPLICATION

Representative authorization

I, Jeremiah A. Johnson, owner of the following property:

PROPERTY ADDRESS: 25529-080-000

Hereby authorize the following named individual to appear on my behalf at the City Council Hearing to be held on _____.

AUTHORIZED REPRESENTATIVE: Andrew Parker

BY: Jeremiah A. Johnson

PROPERTY OWNER

STATE OF: Florida

COUNTY OF: Bay

The foregoing instrument was acknowledged before me this 24th day of April 2024, by who is personally known to me, or who has produced as identification and who did (did not) take an oath.

Cynthia T. Williams

NOTARY PUBLIC

CYNTHIA T WILLIAMS
Notary Public - State of Florida
Commission # HH 256742
My Comm. Expires Mar 3. 2026
Bonded through National Notary Assn.

Jeremiah A Johnson

NAME:

Owner

TITLE:

HH256742

COMMISSION NUMBER:

AI5

REQUIRED SIGNATURE

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Jeremiah Johnson — Jeremiah A. Johnson — _____

Petitioner's Signature | Printed Name | Date of Signature

STATE OF Florida

COUNTY OF Bay

BEFORE ME, the undersigned Notary Public in and for said County and State, appeared

Jeremiah A. Johnson, who is personally know to me or who has produced

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Given under my hand and seal this 24th day of April, 2024

{Seal}

CYNTHIA T WILLIAMS
Notary Public - State of Florida
Commission # HH 256742
My Comm. Expires Mar 3, 2026
Bonded through National Notary Assn.

Cynthia T. Williams

Signed Name of Notary Public

Cynthia T. Williams

Printed Name of the Notary of the Public

HH256742

Commission Number:

AI5

CITY OF PARKER

PETITION FOR VARRIANCE APPLICATION

Date of application: 4.24.24 Application No: ℄

Petitioner's Name: Jeremiah A. Johnson / TTT Properties LLC
(Current owner of property must apply for the variance)

Address: P.O. Box 27931

City, State, Zip: Panama City, FL 32411

Telephone Number: 850 - 238 - 7722 Fax Number: ___ - ___ - ___

Email: AdamBayCB@gmail.com

Parcel Identification Number(s). Obtained from Property Appraiser's Office:
25529-090-000

Legal Description: 14 4S 14W -1.69I- 119B4 COM AT INT OF OF BLK 7 OF DH HORNE MEMORY PLAT & W LN OF WEST ST TH N 116.07' SW 113.76 FOR POB TH W 119.41 ' NW 61.56' NE 111.42' SE 103.75' TO POB ORB 4734 P 753

Description of Proposed Variance: Build one 2,375 SF duplex on the property.

Location of Variance Property: 0 WEST ST. PANAMA CITY 32404

Surveyor's Name: Jeff Harris, PSM

Address: 1815 Maine Avenue,

City, State, Zip: Lynn Haven, FL 32444

Telephone Number: 850 - 819 - 9555 Fax Number: ___ - ___ - ___

Email: JHarrispsm@gmail.com

Agent's Name: ___

Address: ___

City, State, Zip: ___

Telephone Number: ___ - ___ - ___ Fax Number: ___ - ___ - ___

Email: ___

CITY OF PARKER

AI5

VARIANCE APPLICATION VARIANCE REQUEST QUESTIONAIRE

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CITY OF PARKER

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Jeremiah A. Johnson	4.24.24
Printed Name	Date
Jeremiah Johnson	4.24.24
Signature	Date

AT5

CITY OF PARKER VARIANCE APPLICATION

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AUTHORIZED REPRESENTATIVE: Andrew Parker

BY: Jeremiah A. Johnson

PROPERTY OWNER

STATE OF: Florida

COUNTY OF: Bay

The foregoing instrument was acknowledged before me this 24th day of April 2024, by who is personally known to me, or who has produced as identification and who did (did not) take an oath.

Cynthia T. Williams

NOTARY PUBLIC

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Notary Public - State of Florida
Commission # HH 256742
My Comm. Expires Mar 3, 2026
Bonded through National Notary Assn.

NAME:

TITLE:

HH256742

COMMISSION NUMBER:

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Jeremiah Johnson — Jeremiah A Johnson — 4.24.24

Petitioner's Signature | Printed Name | Date of Signature

STATE OF Florida

COUNTY OF Bay

BEFORE ME, the undersigned Notary Public in and for said County and State, appeared

Jeremiah A. Johnson, who is personally know to me or who has produced

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CYNTHIA T WILLIAMS
Notary Public - State of Florida
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Cynthia T. Williams
Signed Name of Notary Public

Cynthia T. Williams
Printed Name of the Notary of the Public

HH256742
Commission Number: