

BCC 8-21-18

**From:** Loy, Norman  
**Sent:** Monday, August 20, 2018 7:38 AM  
**To:** Bachteler, James J  
**Subject:** FW: Case No Z/LU -17-07-18 Berati 2, LLC

Jim:

For the record.

Norm

**Norman D. Loy**  
Manager, Board Records Department  
Office of Ken Burke, Clerk of the Circuit Court and Comptroller  
Pinellas County, Florida  
315 Court St., 5th Floor, Clearwater, FL 33756  
(727) 464-3463 | Fax (727) 464-4716  
[nloy@pinellascounty.org](mailto:nloy@pinellascounty.org) | [www.mypinellasclerk.org](http://www.mypinellasclerk.org)

---

**From:** Welch, Kenneth  
**Sent:** Sunday, August 19, 2018 7:47 PM  
**To:** Brian Lovellette <[asombrian@gmail.com](mailto:asombrian@gmail.com)>  
**Cc:** Long, Janet C <[JanetCLong@co.pinellas.fl.us](mailto:JanetCLong@co.pinellas.fl.us)>; Gerard, Pat <[pgerard@co.pinellas.fl.us](mailto:pgerard@co.pinellas.fl.us)>; Justice, Charlie <[cjustice@co.pinellas.fl.us](mailto:cjustice@co.pinellas.fl.us)>; Eggers, Dave <[deggers@co.pinellas.fl.us](mailto:deggers@co.pinellas.fl.us)>; Seel, Karen <[kseel@co.pinellas.fl.us](mailto:kseel@co.pinellas.fl.us)>; Loy, Norman <[nloy@co.pinellas.fl.us](mailto:nloy@co.pinellas.fl.us)>; Beyrouti, Jay J <[jbeyrouti@co.pinellas.fl.us](mailto:jbeyrouti@co.pinellas.fl.us)>  
**Subject:** Re: Case No Z/LU -17-07-18 Berati 2, LLC

Dear Roye - Thank you for sharing your thoughts on this zoning/land use amendment application. The Commission will give your concerns full consideration as we review this matter.

**KT**

**Commissioner Kenneth T. Welch - Chairman**  
Pinellas Board of County Commissioners  
727.464.3614

*Please note: All mail sent to and from Pinellas County Government is subject to the Public Records Law of the State of Florida.*

from my iPhone7 Plus

On Aug 19, 2018, at 3:31 PM, Brian Lovellette <[asombrian@gmail.com](mailto:asombrian@gmail.com)> wrote:

RE: CASE NO. Z/LU-17-07-18  
Berati 2, LLC, Applicant,  
Ronald Morgan, Representative

Pinellas County Board of Commissioners

Dear Commissioners:

Donovan's Park is adjacent to the subject rezoning and as residents we are OPPOSED to this change. The record indicates the group requesting the change was involved in the clear cutting of old growth oaks and pines on Thanksgiving weekend 2016. Clearly this group is not friendly to residential neighborhoods or County Codes.

Also, the proposed change will enable "Commercial Creep", a trend in Pinellas County that chips away at the boundaries of current Low/Medium Density Residential neighborhoods. In our case the buffers along our boundaries to the east and south could be lost and would become part of the bigger problem the county is trying to mediate in its Comprehensive Plan to stop Commercial Creep.

Please know that we strongly OPPOSE th proposed change.

Roye McDonald  
16940 U.S. Hwy. 19 N Lot 337  
Clearwater, Florida 33764

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BOARD OF  
2018 AUG 20 AM 8:00  
BOARD OF COUNTY  
COMMISSIONERS  
PINELLAS COUNTY FLORIDA

BCC 8-21-18

**From:** Greenleaf, Kim  
**Sent:** Friday, August 17, 2018 2:50 PM  
**To:** Bailey, Glenn; BoardRecords,  
**Subject:** FW: Case Z/LU 17-07-18  
**Attachments:** 28 001.jpg; 29 001.jpg; 30 001.jpg; 31 001.jpg; 32 001.jpg; 33 001.jpg

*Kimberly H. Greenleaf*

Executive Aide to Commissioner Dave Eggers  
Pinellas Board of County Commissioners, District 4  
315 Court Street, Clearwater, FL 33756  
727-464-3276 office  
727-464-3022 fax  
[kgreenleaf@pinellascounty.org](mailto:kgreenleaf@pinellascounty.org)  
[www.pinellascounty.org](http://www.pinellascounty.org)

*All government correspondence is subject to the public records law.*

**From:** Peggy C [mailto:peggybeth@gmail.com]  
**Sent:** Friday, August 17, 2018 11:51 AM  
**To:** Long, Janet C <JanetCLong@co.pinellas.fl.us>; Eggers, Dave <deggers@co.pinellas.fl.us>; Justice, Charlie <cjustice@co.pinellas.fl.us>; Seel, Karen <kseel@co.pinellas.fl.us>; Welch, Kenneth <kwelch@co.pinellas.fl.us>; Gerard, Pat <pgerard@co.pinellas.fl.us>  
**Subject:** Case Z/LU 17-07-18

Attached are our letters of opposition to the above referenced case. Thank you.

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BOARD OF  
2018 AUG 20 AM 8:00  
BOARD OF COUNTY  
COMMISSIONERS  
PINELLAS COUNTY FLORIDA

Pinellas County Board of County Commissioners  
315 Court Street, Sixth Floor  
Clearwater, FL 33756

RE Case # ZLL-17-07-18  
Applicant: Bents 2, LLC

August 4, 2018

Dear Board of County Commissioners,

Once again, our neighborhood is being encroached upon by requests for General Business Land Use from Low-Medium density by development inconsistent with the guidelines. The whole concept is Commercial Creep. There is no conceptual reason to exceed the commercial uses west of the US 19 corridor beyond the existing yacht broker or like properties. This needs to finally be put to rest!

Our family lives in the immediate area affected by the above requested rezoning/land use change and we are VERY OPPOSED to the change requested by the Bents 2, LLC, Applicants. We feel the request is contrary to the County Comp Plan. The present owners should have known this prior to their recent purchase of the property. The Local Planning Agency agreed and denied the recommending the request to the Board of County Commissioners on the first go round. The request would effectively destroy the residential single family uses of the surrounding neighborhoods be they R-6 or AE.

The owners of the property have shown a disregard for permits and permitted uses.  
They have destroyed habitat.  
They have opened the area to unnecessary noise, light and air pollution from I. S. 19.  
They seem to have no sense of community.  
There is no reason to think they will change their scorched earth policies.  
This will require the County to police the activities on a recurring schedule.  
Their dozers cleared the land and bulldozed the County codes re: clearing.

Doubling the distance of CG zoning west of 19 and allowing storage, parking, warehouses, plus necessary lot paving with security lighting plus other possibilities will dramatically reduce the tranquility, use and values resulting from those allowable uses within CG zoning. All together the change will destroy the residential quality of life on a daily basis on three sides of the property.

We respectfully request that the Commission protect the adjacent neighborhood's zoning, long term use and be vigilant of Commercial Creep and deny the requested zoning/land use change.

Please note that we are very opposed to the above requests for zoning and land use change.

Darby Oakes  
8/11/18  
Darby Oakes  
2220 Kent Pl  
Clearwater, FL 33764

BOARD OF COUNTY  
COMMISSIONERS  
PINELLAS COUNTY FLORIDA

2018 AUG 20 AM 8:00

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BOARD OF



Pinellas County Board of County Commissioners  
315 Court Street, Sixth Floor  
Clearwater, FL 33756

8/2/18

RE: Case # ZLU17-0718  
Applicant: Berati 2, LLC

August 4, 2018

Dear Board of County Commissioners,

Once again, our neighborhood is being encroached upon by requests for General Business Land Use from Low-Medium density by development inconsistent with the guidelines. The whole concept is **Commercial Creep**. There is no conceptual reason to exceed the commercial uses west of the US 19 corridor beyond the existing yacht broker or like properties. This needs to finally be put to rest!

Our family lives in the immediate area affected by the above requested rezoning/land use change and we are **VERY OPPOSED** to the change requested by the Berati 2, LLC, Applicants. We feel the request is contrary to the **County Comp Plan**. The present owners should have known this prior to their recent purchase of the property. The Local Planning Agency agreed and denied the recommending the request to the Board of County Commissioners on the first go round. The request would effectively destroy the residential single family uses of the surrounding neighborhoods be they R-6 or AE.

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PINELLAS COUNTY FLORIDA  
BOARD OF COUNTY  
COMMISSIONERS

2018 AUG 20 AM 8:00

RECEIVED  
BOARD OF

2224 Kent Place

Clearwater, FL 33764

Pinellas County Board of County Commissioners  
315 Court Street, Sixth Floor  
Clearwater, FL 33756

8/2/18

RE: Case # ZLU-17-07-18  
Applicant: Berati 2, LLC

August 4, 2018

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PINELLAS COUNTY FLORIDA  
BOARD OF COUNTY  
COMMISSIONERS

2018 AUG 20 AM 8:00

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E. S. Langston  
2224 Kent Place  
Clearwater, FL 33764



Pinellas County Board of County Commissioners  
315 Court Street, Sixth Floor  
Clearwater, FL 33756

RE: Case # ZLU-17-0718  
Applicant: Berati 2, LLC

August 4, 2018

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Please note that we are **very opposed** to the above requests for zoning and land use change .

  
8/11/18

Sincerely,  
Michelle + Will Fetty  
2230 Kent Place  
Clearwater, FL 33764

BOARD OF COUNTY  
COMMISSIONERS  
PINELLAS COUNTY FLORIDA

2018 AUG 20 AM 8:00

RECEIVED  
BOARD OF

Pinellas County Board of County Commissioners  
315 Court Street, Sixth Floor  
Clearwater, FL 33756

RE: Case # ZLU17-07-18

Applicant: Berati 2, LLC

August 4, 2018

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Please note that we are **very opposed** to the above requests for zoning and land use change .

*Mal Miller, MS*  
*Mark Oberlander, MS*

88-18

2250 Kent Place  
Clearwater, FL 33764

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PINELLAS COUNTY FLORIDA



Pinellas County Board of County Commissioners  
315 Court Street, Sixth Floor  
Clearwater, FL 33756

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Applicant: Berati 2, LLC

August 4, 2018

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PINELLAS COUNTY FLORIDA

*Ashley Oakes*  
*Matt Oakes*  
2440 Lancaster Dr.  
Clearwater FL 33764

8/8/18

BCC 8-21-18

**From:** Greenleaf, Kim  
**Sent:** Wednesday, August 15, 2018 9:35 AM  
**To:** BoardRecords,; Bailey, Glenn  
**Subject:** FW: CASE NO. Z/LU-17-07-18

*Kimberly H. Greenleaf*

Executive Aide to Commissioner Dave Eggers  
Pinellas Board of County Commissioners, District 4  
315 Court Street, Clearwater, FL 33756  
727-464-3276 office  
727-464-3022 fax  
[kgreenleaf@pinellascounty.org](mailto:kgreenleaf@pinellascounty.org)  
[www.pinellascounty.org](http://www.pinellascounty.org)

*All government correspondence is subject to the public records law.*

**From:** Mike Pittman [mailto:mike@suncoastpebble.com]  
**Sent:** Tuesday, August 14, 2018 3:09 PM  
**To:** Long, Janet C <JanetCLong@co.pinellas.fl.us>; pgerard@pinellaycounty.org; Justice, Charlie <cjustice@co.pinellas.fl.us>; Eggers, Dave <deggers@co.pinellas.fl.us>; Seel, Karen <kseel@co.pinellas.fl.us>; Morroni, John <jmorroni@co.pinellas.fl.us>; Welch, Kenneth <kwelch@co.pinellas.fl.us>  
**Subject:** CASE NO. Z/LU-17-07-18

Michael N Pittman  
1821 Acorn Hammock Lane  
Clearwater 33764  
Pinellas County

727.224.4632

**RE: CASE NO. Z/LU-17-07-18**  
**Berati 2, LLC, Applicant,**  
**Ronald Morgan, Representative**



# Pinellas County Planning Department

Dear Commissioners:

The residential neighborhood known as, "Kent Place", is adjacent to this change. The record indicates the group responsible for the clear cutting of old growth oaks and pines on Thanksgiving Day is not friendly to residential neighborhoods or County Commissioners.

Also, the proposed change will enable "Commercial Creep", which chips away at the boundaries of current Low/Medium Density residential areas. This case the buffers along our boundaries to the east and south is part of the bigger problem the county is trying to mediate in its fight against Commercial Creep.

Please know that we strongly OPPOSE proposed change.



--  
Michael N Pittman  
President  
Sun Splash Pools, Inc., of Pinellas County  
Suncoast Pebble Division  
Office: 941.752.9662  
Fax: 941.752.9708

*"The democracy will cease to exist when you take away from those who are willing to work and give to those who would not." Thomas Jefferson*

BCC 8-21-18

**From:** Greenleaf, Kim  
**Sent:** Wednesday, August 15, 2018 5:03 PM  
**To:** BoardRecords,; Bailey, Glenn  
**Subject:** FW: ZL/U-17-07-18  
**Attachments:** Majerski 2 001.jpg

*Kimberly H. Greenleaf*

Executive Aide to Commissioner Dave Eggers  
Pinellas Board of County Commissioners, District 4  
315 Court Street, Clearwater, FL 33756  
727-464-3276 office  
727-464-3022 fax  
[kgreenleaf@pinellascounty.org](mailto:kgreenleaf@pinellascounty.org)  
[www.pinellascounty.org](http://www.pinellascounty.org)

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**From:** Peggy C [mailto:peggybeth@gmail.com]  
**Sent:** Wednesday, August 15, 2018 4:15 PM  
**To:** Long, Janet C <JanetCLong@co.pinellas.fl.us>; Gerard, Pat <pgerard@co.pinellas.fl.us>; Justice, Charlie <cjustice@co.pinellas.fl.us>; Eggers, Dave <deggers@co.pinellas.fl.us>; Seel, Karen <kseel@co.pinellas.fl.us>; Welch, Kenneth <kwelch@co.pinellas.fl.us>  
**Subject:** ZL/U-17-07-18

Attached is our signed opposition to this case. Thank you.



Pinellas County Board of County Commissioners  
315 Court Street, Sixth Floor  
Clearwater, FL 33756

RE: Case # ZLU-11-07-18  
Applicant: Berati 2, LLC

August 4, 2018

Dear Board of County Commissioners,

Once again, our neighborhood is being encroached upon by requests for General Business Land Use from Low-Medium density by development inconsistent with the guidelines. The whole concept is **Commercial Creep**. There is no conceptual reason to exceed the commercial uses west of the US 19 corridor beyond the existing yacht broker or like properties. This needs to finally be put to rest!

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Please note that we are **very opposed** to the above requests for zoning and land use change .

B. MAJERSKI

2210 KENT PL

8/13/18