

Marvel Quevedo
1711 Hoffner Ave.
Belle Isle, FL 32809

I write on behalf of the City of Belle Isle with regard to your application for a lot split for on the property located at 1711 Hoffner Ave., Belle Isle, FL 32809, also known as parcel number: 19-23-30-4390-00-030.

Your application for a lot split was considered by the City Council of Belle Isle at its public meeting on Wednesday, March 27, 2024. Your request for a lot split has been denied by the City Council. The lot split was denied because in the judgment of the City Council the new proposed lot fronting Little Lake Conway does not meet the front lot width requirements of the City of Belle Isle's Code of Ordinances as described in Sections 41-4, 50-32, and 50-73(a). Additionally, granting your requested lots split is inconsistent with the existing non-conforming use and structure provisions of the City Code as it would increase the non-conformity of the subject property.

Please feel free to contact the City if you would like any additional information or to discuss this matter.

Very truly yours,

Racquel Lozano
City Planner, City of Belle Isle