AGENDA

ZONING BOARD OF ADJUSTMENT AND APPEALS

CITY HALL COUNCIL CHAMBERS

THURSDAY, JANUARY 19, 2017 AT 3:00 PM

A. Prayer

B. Pledge of Allegiance

C. Call to Order

D. Determination of a Quorum

E. Confirmation of Agenda

F. Adoption of Minutes

F1. Zoning Board Meeting -December 15, 2016

G. Hearing of Cases

G1. Public Declaration of Appeal Process of Chairman

Any person or any officer, department or agency of the City aggrieved by any decision of the Zoning Board of Adjustment and Appeals may, within fifteen (15) days thereafter appeal there from to the mayor and City Council by filing with the Planning Division a written notice of appeal specifying the decision from which the appeal is taken. In case of such appeal, the Zoning Board shall cause a transcript of the proceedings in the case to be certified to the mayor and City Council, and the matter will be heard on said transcripts. The filing fee for an appeal, is based on the actual cost of the required official transcript and any related miscellaneous charges. Any appeal shall be in writing and submitted to the Department of Urban Development-Planning Division stating what decision is being appealed and detailing how you are aggrieved.

G2. Anyone speaking today is asked to complete a "Speaker's Card".

Please provide the completed card at the time you speak to the Zoning Board. City staff personnel can assist in any questions you may have or in completing the card. This public meeting is open to all for comment.

G3. Routine Agenda

1. Variance 1701ZB002:

Residential Designs by Wayne O'Neal, agent for Lavell Fowler, property owner requests a variance to allow parking in front of the building where parking is required 20 feet back from the front facade of the structure on the tax parcel 0811F-05-002.000 zoned T4+ (General Urban Zone Plus): located north of 21st Street, south of 22nd Street, east of 24th Avenue, and west of and adjacent to 23rd Avenue, in Ward 3.

2. Variance 1701ZB004:

Tommy White, property owner, requests a variance of 12 feet to allow a 13-foot front yard setback where 25 feet are required for the construction of a carport at 2408 Collins Blvd on the tax parcel 1010O-01-049.000 zoned R-1-7.5 (Single Family): located north of Curcor Drive, south of and adjacent to Collins Boulevard, east of Lexington Place, and west of Hartford Place, in Ward 2.

3. Variance 1701ZB006:

Danny J. Clark, property owner, request a variance to allow unimproved parking where concrete or asphalt parking is required at 11501 Three Rivers Road on the tax parcel 0808I-03-167.000, zoned R-1-10 (Single Family): located north of Trippe Road, south of Clifford Drive, east of Shirley Drive, and west of and adjacent to Three Rivers Road, in Ward 5.

4. Variance 1701ZB008:

Teddie G. Gartman, property owner, requests a variance of 5,100 square feet to allow a parcel area of 9,900 square feet where 15,000 square feet is required for a proposed parcel size increase of the tax parcel 0708I-01-016.001 zoned R-1-15 (Single Family): located north of and adjacent to Orange Grove Road, south of Crestview Drive, east of Oaklane Drive, and west of Daisy Lane, in Ward 7.

5. Variance 1701ZB009:

Deborah Graham, Joyce Guillory, and James Williams, property owners, request a variance of 3,728 square feet to allow the resubdivision of two parcels containing 11,272 sq ft aggregate into a parcel containing 4,928 sq ft and a parcel containing 6,344 sq ft where 7,500 sq ft is required for the tax parcels 0811G-04-049.000 and 0811G-04-050.000 zoned R-2 (Single Family): located north of East Railroad Street, south of and adjacent to 19th Street, east of and adjacent to 17th Avenue, and west of Pratt Avenue, in Ward 3.

6. Variance 1701ZB014:

Marci Wilson, agent for Robert E. Smith Jr. and Sandra Stokes Smith, property owners, request two variances; first, a variance of 3 feet to allow a 5-foot east side yard setback where 8 feet are required and, second, a variance of 6.3 feet to allow an 18.7-foot north front yard setback where 25 feet are required for the construction of a single family home on the tax parcel 0911E-01-048.000 zoned R-1-7.5 (Single Family): located north of E Beach Boulevard, south of and adjacent to 2nd Street, east of Roberts Avenue, and west of Hewes Avenue, in Ward 2.

7. Variance 1610ZB137: (Withdrawn)

Jewell Dedeaux, agent for Bryant Rae Calcote, property owner, requests a 10-foot variance to allow a 15-foot front yard setback where 25 feet are required for the purpose of constructing a home on the tax parcel 1010B-03-001.002 zoned R-2 (Single Family): located north of Switzer Road, south of Beards Cove Drive, east of Parkview Place, west of and adjacent to John Evan Drive, in Ward 4.

H. Adjournment