I. CALL TO ORDER:

Chairman, William L. Guess

II. ROLL CALL

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<th>Member</th>
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<tr>
<td>William L. Guess, Chairman</td>
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<td>Vernon Coleman, Vice-Chairman</td>
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<tr>
<td>Sanford Davis</td>
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<td>Lewis Golden</td>
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<td>Adam Metcalfe</td>
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<td>Jeremy B. Milling</td>
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<td>Russell Reilly</td>
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III. EXTENSIONS:

1. #5908/5515/5434
   (Case #ZON2014-01417)
   Al Chalmout
   1248 Hillcrest Road
   (Northwest corner of Hillcrest Road and Grelot Road).
   Parking Ratio Variance to allow 31 parking spaces for a 3,761 square foot
   restaurant in a B-3, Community Business District; the Zoning Ordinance requires
   38 parking spaces for a 3,761 square foot restaurant in a B-3, Community Business
   District.
   Council District 6
IV. PUBLIC HEARINGS:

2. #5947
(Case #ZON2015-00029)
George Coburn
4484 Rutgers Road
(North side of Rutgers Road, 450’± West of Tufts Road).
Use and Parking Surface Variances to allow a commercial tree service with
equipment storage and aggregate parking surfaces in an R-1, Single-Family Residential District; the Zoning Ordinance requires a minimum of a I-1, Light Industry District for a commercial tree service and requires asphalt, concrete, or an approved alternative paving surface for parking areas in a I-1, Light Industry District.
Council District 4

3. #5948
(Case #ZON2015-00108)
Rogers & Willard, Inc.
451 & 455 St. Louis Street
(Southeast corner of St. Louis and North Lawrence Street and Southwest corner of St. Louis Street and North Franklin Street).
Site Variance to allow more than one curb cut per street frontage in the Downtown Development District; the Zoning Ordinance allows a maximum of one curb cut per street frontage in the Downtown Development District.
Council District 2

4. #5949
(Case #ZON2015-00257)
Emili Hansan
250 Woodlands Avenue
(Northeast corner of Woodlands Avenue and Springhill Avenue).
Setback Variance to allow a 6’ concrete block wall on side street side yard property line in an R-1, Single-Family Residential District; the Zoning Ordinance requires all 6’ concrete block walls be setback 20’ from the side street side yard in an R-1, Single-Family Residential District.
Council District 1

5. #5950
(Case #ZON2015-00266)
Diversified Emergency Management Associates, LLC
500 Bay Shore Avenue
(Northeast corner of Bay Shore Avenue and Josephine Street).
Parking Ratio, Surfacing, Residential Buffer and Access and Maneuvering Variances to allow no designated parking, dirt surfacing, an existing chain link fence to serve as residential buffer and a 9’ drive aisle in a B-2, Neighborhood Business District; the Zoning Ordinance requires a minimum of 3 (three) parking
spaces for a 1,100 square foot office building, with asphalt, concrete, or an approved alternative paving surface for parking areas, a 6’ privacy fence or evergreen hedge for adjacent residential properties and 24’ wide two-way drive aisle in a B-2 Neighborhood Business District.

Council District 1

6. **#5951/4463/2048**  
   (Case #ZON2015-00278)  
   **Malaga Properties Inc. / Julie Beem**  
   359 Church Street  
   (Southeast corner of Church Street and South Franklin Street extending to the Southwest corner of Church Street and South Claiborne Street).

   Sign Variance to allow a non-conforming freestanding sign replacement, constructed of composite high density urethane in a Form Based Code T5.1 District; the Zoning Ordinance does not allow any freestanding sign made of composite materials in Form Based Code T5.1 Districts.

   Council District 2

7. **#5952/5760/5674**  
   (Case #ZON2015-00279)  
   **Gulf Coast Hubcaps & Wheels (Don Williams, Agent)**  
   3257 Springhill Avenue  
   (Southwest corner of Springhill Avenue and Durant Street).

   Landscape, Tree Plantings, Access and Maneuvering and Dumpster Enclosure Variances to allow an automotive repair service with 7 trees and 2% of frontage landscaping, 10’ wide drive aisle, and a roll off dumpster for a 22,000 square foot lot in a B-3, Community Business District; the Zoning Ordinance requires 26 trees and 7.2% frontage landscaping, 12’ drive aisles, and all dumpsters to be enclosed in a B-3, Community Business District

   Council District 1

8. **#5953**  
   (Case #ZON2015-00281)  
   **Jerry Arnold, (Don Williams, Agent)**  
   103 North Warren Street  
   (Northwest corner of North Warren and St. Michael Street).

   Bulk Site Variances to allow a wooden surface terrace to occupy 26% of the width of the building façade on the primary frontage on North Warren Street, a 12” high terrace for outdoor seating and allow a metal canopy in the Downtown Development District; the Zoning Ordinance requires a terrace to be 100% of the width of the building on the primary frontage except for where driveways are permitted and must be paved or landscaped, minimum of a 20” high terrace for outdoor seating and does not allow metal canopies in the Downtown Development District.

   Council District 2
9. #5954  
   (Case #ZON2015-00284)  
   Howard Stallworth  
   2623 Pollard Lane  
   (Southeast corner of Pollard Lane and Oliver Street).  
   
   **Side Street Yard Setback Variance** to allow an addition within 2.3” of side street side yard property line in an R-1, Single-Family Residential District; the Zoning Ordinance requires a 20’ side street side yard setback in an R-1, Single-Family Residential District.  
   Council District 3

V. **OTHER BUSINESS**