

**AGENDA
MARCH 4, 2013
BOARD OF ZONING ADJUSTMENT**

I. CALL TO ORDER:

Chairman, William L. Guess

II. ROLL CALL

| | |
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| | William L. Guess, Chairman |
| | Vernon Coleman, Vice-Chairman |
| | Sanford Davis |
| | Adam Metcalfe |
| | Jeremy B. Milling |
| | Russell Reilly |
| | J. Tyler Turner |

III. HOLDOVERS:

1. **#5812**
(Case #ZON2013-00005)
Angela Myrant
1005 Donald Street
(West side of Donald Street, 105'± North of Balthrop Street)
Use Variance to allow the operation of a domiciliary care facility in an R-1, Single-Family Residential District; the Zoning Ordinance requires a minimum of a B-1, Buffer Business District for a domiciliary care facility.
Council District 1

IV. EXTENSIONS:

2. **#5759**
(Case #ZON2012-01364)
Randall Lanier Wood
4812 Pine Court
(North side of Pine Court, 120'± East of Ridgelawn Drive West)
Side Yard Setback Variance to allow the construction of an carport within 5.5 feet of the side property line in a R-1, Single-Family Residential District; the Zoning Ordinance requires a minimum side yard setback of 8 feet (with the sum of both side yards totaling 20 feet) in an R-1, Single-Family Residential District.
Council District 7

3. **#5767**
(Case #ZON2012-01744)
Cellular South Real Estate
6301 Airport Boulevard
(West side of Schaub Avenue at its North terminus)
Use, Height, Setback and Buffer Separation Variances to allow a 100' monopole cellular communications tower in an R-1, Single-Family Residential District, setback 22.5' from a lease parcel line and 22.5' from residentially zoned property; the Zoning Ordinance prohibits telecommunications towers in R-1 districts, the maximum height allowed is 35', a 100' high tower must be setback at least 100' from a lease parcel line, and a 200' buffer separation from residential property is required in an R-1, Single-Family Residential District.
Council District 6

V. PUBLIC HEARINGS:

4. **#5815**
(Case #ZON2013-00290)
William S. Denton & Bonnie Campbell
7020 Old Shell Road
(Northwest corner of Old Shell Road and Oklahoma Drive)
Use Variance to allow to allow a dance school in an R-1, Single-Family Residential District; the Zoning Ordinance requires a minimum of a B-2, Neighborhood Business District to allow a dance school.
Council District 7
5. **#5816**
(Case #ZON2013-00311)
James & Sylvia Hunter
560 Charles Street
(Northwest corner of Charles Street and New Jersey Street)
Use, Parking, Setback, and Tree Planting Variances to allow a barber shop with no parking, reduced front, side, and rear setbacks, with no frontage trees in a R-1, Single-Family Residential District; the Zoning Ordinance requires a minimum of a B-2, Neighborhood Business District to allow a barber shop, all required parking to be on the same site, and full compliance with all setbacks and tree planting requirements.
Council District 2
6. **#5817/5662/5531**
(Case #ZON2013-00314)
Napoleon McCovery
208 North Lafayette Street
(Southeast corner of North Lafayette Street and St. Stephens Road)
Use and Off-Site Parking Variances to allow a 512 square feet addition and parking in an R-1, Single-Family Residential District, and off-site parking in a B-2, Neighborhood Business District; the Zoning Ordinance does not allow commercial parking in an R-1, Single-Family Residential District, and requires all commercial parking to be on-site in a B-2, Neighborhood Business District.
Council District 2

7. **#5818**

(Case #ZON2013-00317)

Estate of Marie Fritz

5456 U.S. Highway 90 West

(Northwest corner of U.S. Highway 90 West and Tillman's Corner Parkway)

**Sign Variance to allow off-premise signage in a B-3, Community Business District;
the Zoning Ordinance does not allow off-premise signage in a B-3, Community
Business District.**

Council District 4

VI. OTHER BUSINESS