AGENDA
APRIL 4, 2005
BOARD OF ZONING ADJUSTMENT

I. CALL TO ORDER:
Chairman Reid Cummings

II. APPROVAL OF MINUTES:

III. PUBLIC HEARINGS:

1. #5300
   (Case #ZON2005-00599)
   Jeffery W. Jurasek
   117 Florence Place
   (West side of Florence Place, 425’± North of Old Shell Road)
   Side Yard Setback Variance to allow a 528 square foot addition “in-line” with the existing dwelling 5’ from the side (North) property line; a minimum side yard setback of 7.14’ is required for a lot that is 50’ wide at the front building setback line in an R-1, Single-Family Residential District.

2. #5301
   (Case #ZON2005-00607)
   Paulk Properties-Mobile, LLC
   2051 West I-65 Service Road North
   (West side of West I-65 Service Road North, 300’± North of Brookdale Drive North)
   Parking and Access/Maneuvering Surface Variances to allow aggregate parking and access/maneuvering areas in an I-1, Light Industrial District; parking and access/maneuvering areas must be asphalt, concrete or an approved alternative paving surfaces are required in I-1, Light Industrial Districts.

3. #5302
   (Case #ZON2005-00608)
   M. Don Williams, III (Albert & Anne Haas, Owners)
   62 Marston Lane
   (East side of Marston Lane, 155’± North of Oakland Avenue)
   Rear Yard Setback Variance to allow construction of a two-story, 1,600 square foot, double garage/playroom to an existing dwelling 2’ from the rear property line; a minimum rear yard setback of 8’ is required in an R-1, single-Family Residential District.
4.  #5303  
(Case #ZON2005-00609)  
M. Don Williams, III (John Roberts, Owner)  
22 Lancaster Road  
(Southeast corner of Lancaster Road and York Place)  
Rear and Side Yard Setback Variances to allow the construction of a carport and laundry room 4’ from the side property line and 4’ from the rear property line; an 8’ minimum side and rear yard setback is required in an R-1, Single-Family Residential District.

5.  #5304  
(Case #ZON2005-00618)  
Peter J. Palugh  
3408 Bay Front Road  
(West side of Bay Front Road, 162° North of Stewart Road)  
Use Variance to allow a second residential dwelling unit, in an R-1, Single-Family Residential District; only one dwelling unit is allowed in an R-1, Single-Family Residential District.