AGENDA
JULY 6, 2015
BOARD OF ZONING ADJUSTMENT

I. CALL TO ORDER:

Chairman, William L. Guess

II. ROLL CALL

<table>
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<tr>
<th>Name</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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<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>John Burroughs</td>
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III. APPROVAL OF MINUTES:

January, February and March 2015 Minutes

IV. HOLDOVERS:

1. #5937
   (Case #ZON2014-02189)
   Cellular South Real Estate
   1621 Virginia Street
   (Southeast corner of Lott Street and Virginia Street)
   Height, Setback, Parking Surface, and Tree Planting Variances to allow a 152' monopole telecommunications tower setback 17’-6” from a lease parcel line with a gravel access drive and parking, and no tree plantings in a B-3, Community Business District; the Zoning Ordinance limits structures to a 45' height, with telecommunications towers to be setback the height of the tower (150’) from a lease parcel line with paved access and parking surfaces, and with one tree per every 30' of lease parcel perimeter, in a B-3, Community Business District.
   Council District 2
2. #5976  
(Case #ZON2015-01153)  
David M. Shumer (Barton & Shumer Engineering, LLC)  
3611 Stein Avenue  
(Southside of Stein Avenue, 170’± east of Provident Lane).  
**Bulk/Site and Side Yard Setback Variances to allow an addition with 45% site coverage and 3 mechanical units higher than 3’ above grade within the side yard setback in an R-1, Single-Family Residential District; the Zoning Ordinance requires a minimum 8’ side yard setback for mechanical equipment 3’ or more above grade and allows up to 35% site coverage in an R-1, Single-Family Residential District.**  
Council District 7  

3. #5977/5902/5617  
(Case #ZON2015-01154)  
Stephen Overcash  
166 South Royal Street  
(Southwest corner South Royal Street and Theatre Street).  
**Use and Height Variances to allow a 6 story hotel in a T5.1 Zoning Sub-District in the Downtown Development District; the Zoning Ordinance limits development to a maximum height of 3 stories in a T5.1 Zoning Sub-District and requires a minimum of a T5.2 Zoning Sub-District to allow a hotel in the Downtown Development District.**  
Council District 2  

4. #5979/4584  
(Case #ZON2015-01182)  
Image Designs Inc  
851 Government Street  
(Southeast corner of Government Boulevard and Broad Street).  
**Sign Variance to allow a 15’ wide by 8’ tall Individual Storefront Sign and a 120 square foot painted mural on the primary frontage in the Downtown Development District; the Zoning Ordinance requires Individual Storefront Signs to be a maximum 2’ tall by the store length and painted murals are permitted only along secondary frontages and walls internal to a property in the Downtown Development District.**  
Council District 2
V. PUBLIC HEARINGS:

5. #5981/4384/4357
(Case #ZON2015-01295)
Alabama Hotels, LLC.
251 Government Street
(Southwest corner of Government Street and South Joachim Street).
Sign Variance to allow a non-painted wall sign, a corner wall sign, a wall plaque, and a vertical sign on a balcony in a T5.2 Sub-District in the Downtown Development District; the Zoning Ordinance allows painted wall signs; however, corner signs, wall plaques, or vertical signs on a balcony are not allowed in a T5.2 Sub-District in the Downtown Development District.
Council District 2

6. #5982/5922/5751
(Case #ZON2015-01381)
Orin Robinson
1854 Airport Boulevard
(Southwest corner of Airport Boulevard and Old Government Street).
Sign Variance to allow a digital sign located less than 300’± from the nearest residentially zoned property in a B-2, Neighborhood Business District; the Zoning Ordinance requires all digital signs to be a minimum of 300’ from residentially zoned property in B-2, Neighborhood Business District.
Council District 2

7. #5983
(Case #ZON2015-01388)
Bethesda Christian Center
550 Western Drive
(East side of Western Drive, 175± South of Crichton Street).
Use Variance to allow a church in an I-1, Light Industry District; the Zoning Ordinance does not allow churches within an I-1, Light Industry District.
Council District 1

8. #5984
(Case #ZON2015-01403)
Angel T. Bumpers
308 South Dearborn Street
(Southwest corner of Palmetto Street and South Dearborn Street).
Use Variance to allow a day care facility to operate in an R-1, Single Family Residential District; the Zoning Ordinance requires a minimum B-2, Neighborhood Business District for the operation of a daycare.
Council District 2
9.  #5985/5920/5811/4958  
(Case #ZON2015-01404)  
Taylor Atchison  
951 Government Street  
(Westside of Marine Street, extending from Government Street to Church Street).  
Use Variance to allow a retail business or restaurant to operate in a B-1, Buffer Business District; the Zoning Ordinance requires a minimum B-2, Neighborhood Business District for the operation of a retail business or restaurant.  
Council District 2

10.  #5986/5327/5152  
(Case #ZON2015-01423)  
Board of Water & Sewer Commissioners of the City of Mobile  
206 North Catherine Street  
(East side of North Catherine Street, 216’± South of St. Stephens Road).  
Use Variance to allow a temporary office building in an R-1, Single-Family Residential District; the Zoning Ordinance requires a minimum of a B-1, Buffer Business District for office buildings.  
Council District 2

VI.  OTHER BUSINESS