

**AGENDA**  
**January 9, 2017 - 2:00 PM**  
**BOARD OF ZONING ADJUSTMENT**

**I. CALL TO ORDER:**

Chairman William L. Guess

**II. ROLL CALL**

	William L. Guess, Chairman
	Sanford Davis, Vice-Chairman
	Vernon Coleman
	Lewis Golden
	Adam Metcalfe
	Jeremy B. Milling
	John Burroughs

**III HOLDOVERS:**

**1. #6068**

(Case #ZON2016-02168)

**Wrico Signs Inc. for Christ United Methodist**

**6101 Grelot Road**

(South side of Grelot Road, 913'± West of Knollwood Drive).

**Sign Variance to allow an electronic message center sign for a church less than 300' from other residentially zoned property in an R-3, Multiple-Family District; the Zoning Ordinance requires electronic message center signs to be located a minimum of 300' from other residentially zoned property in an R-3, Multiple-Family District.**

Council District 6

**2. #6075**

(Case #ZON2016-02188)

**Gulf Coast Ducks, LLC**

**650 St. Anthony Street**

(Northwest corner of St. Anthony Street and North Dearborn Street).

**Site Variance to allow a 6-foot tall chain link fence in a SD-WH Sub-District site within the Downtown Development District; the Zoning Ordinance requires that a fence or wall installed along the front property line not exceed 4 feet in height and be made of wood picket, wood slat, wood lattice, iron or steel, brick, stone, stucco over masonry, or aluminum that appears to be iron in a SD-WH Sub-District.**

Council District 2

#### **IV EXTENSIONS:**

3. **#6037**

(Case #ZON2016-00612)

**Laura Zacher**

**1006 ½ & 1008 Caroline Avenue**

(North side of Caroline Avenue, 190'± West of Common Street).

**Front and Side Yard Setback Variances to allow a structure within 10.4 feet from front property line and 1.7 feet from side property line in a B-2, Neighborhood Business District; the Zoning Ordinance requires a minimum 25' front yard setback and a minimum 5' side yard setback for a structure in a B-2, Neighborhood Business District.**

Council District 2

#### **V PUBLIC HEARINGS:**

4. **#6078/6030**

(Case #ZON2016-02214)

**Knight Sign Industries, Inc.**

**2 North Royal Street**

(Northeast corner of North Royal Street and Dauphin Street)

**Sign Variance to amend a previously approved Sign Variance, to allow a total of two individual storefront signs, two wall plaques, and three traffic directional signs for a business in a T-6 Sub-District within the Downtown Development District; the Zoning Ordinance allows one individual storefront sign, no wall plaques, and does not address traffic directional signs for a business in a T-6 Sub-District within the Downtown Development District.**

Council District 2

5. **#6079**

(Case #ZON2016-02222)

**L. Bratton Rainey, III**

**2320 Dauphin Island Parkway**

(Southwest corner of Dauphin Island Parkway and Willowdale Street).

**Parking Ratio and Side Street Side Yard Setback Variances to allow 35 parking spaces for a 28 unit apartment complex within 8 feet of the side street side yard property line in an R-3, Multiple-Family District; the Zoning Ordinance requires at least 42 parking spaces for a 28 unit apartment complex, and a 25-foot side street side yard setback in an R-3, Multiple-Family, District.**

Council District 3

6. **#6080**  
(Case #ZON2016-02228)  
**Mary Battiste Taylor**  
**503 Line Street**  
(West side of Line Street, 130'± North of Biloxi Avenue).  
**Front Yard Setback Variance to allow a carport 2.6' from a front property line in an R-1, Single-Family Residential District; the Zoning Ordinance requires structures to be built a minimum of 25' from front property lines in an R-1, Single-Family Residential District.**  
Council District 7
  
7. **#6081**  
(Case #ZON2016-02277)  
**Barron B. Partridge**  
**143 Batre Lane**  
(West side of Batre Lane, 251'± Northwest of Devendel Lane).  
**Side Yard Setback and Combined Side Yard Setback Variances to allow a structure within 6.3' of the side property line and a combined side yard setback of 18.21' in an R-1, Single-Family Residential District; the Zoning Ordinance requires a minimum 8' side yard setback and a combined side yard setback minimum of 20', in an R-1, Single-Family Residential District.**  
Council District 7
  
8. **#6082/4140/1874**  
(Case #ZON2016-02346)  
**Advantage Sign Company (Irv Horton, Agent)**  
**559 Virginia Street**  
(Southeast corner of Virginia Street and South Warren Street).  
**Sign Variance to allow an LED price changer sign for a gas station less than 300' from residentially zoned property in a B-2, Neighborhood Business District; the Zoning Ordinance requires all digital signs be at least 300' from residentially zoned property in a B-2, Neighborhood Business District.**  
Council District 3
  
9. **#6083/6058**  
(Case #ZON2016-02370)  
**PHX Investments Group LLC (Demetrius Moore, Agent)**  
(North side of Sussex Drive, 95'± East of Center Drive).  
**Site Variance to allow construction of a duplex on a 5,688.9 square-foot lot in an R-2, Two-Family Residence District; the Zoning Ordinance requires a minimum of 8,000 square feet for the construction of a duplex in an R-2, Two-Family Residence District.**  
Council District 6

10. #6084

(Case #ZON2016-02378)

Stephen Quinnelly

**2450 East I-65 Service Road North**

(Southeast corner of East I-65 Service Road North and Main Street).

**Sign Variance to allow a wall sign to extend above a roofline in an I-2, Heavy Industry District; the Zoning Ordinance does not allow signs to extend above rooflines in I-2, Heavy Industry Districts.**

Council District 1

**VI OTHER BUSINESS:**