AGENDA
February 1, 2016
BOARD OF ZONING ADJUSTMENT

I. CALL TO ORDER:
   Chairman William Guess

II. ROLL CALL

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<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. HOLDOVERS

1. #6007
   (Case #ZON2015-02188)
   Sivaporn Nimityongskul
   2354 & 2410 Eloong Drive
   (East terminus of Eloong Drive).
   Parking Surface and Access and Maneuvering Variances to allow unpaved
   surfacing for a meditation center in an R-1, Single-Family Residential District; the
   Zoning Ordinance requires asphalt, concrete, or an approved alternative paving
   surface for parking and maneuvering areas for a meditation center in an R-1,
   Single-Family Residential District.
   Council District 3

2. #6020/1870/3149
   (Case #ZON2015-01651)
   McDowell Knight Roedder & Sledge, LLC
   501 & 581 Cochrane Causeway
   (West side of Cochrane Causeway, 3/4 ± North of the Bankhead Tunnel).
   Administrative Appeal of a staff determination that the handling and storage of coal
   in an I-2, Heavy Industry District requires Planning Approval. The applicant
contends that coal is not a hazardous material, and therefore should not require Planning Approval.
Council District 2

IV. EXTENSIONS:

3. #5992
(Case #ZON2015-01651)
Raymond M. Carney
511 Houston Street
(Southeast corner of Houston Street and Booker Street).
Use and Surface Variances to allow a seafood distributorship in a B-2, Neighborhood Business District with aggregate access, maneuvering and parking surfaces; the Zoning Ordinance requires a minimum of a I-1, Light Industry District for a seafood distributorship and access, maneuvering and parking surfaces must be paved with concrete, asphalt or an approved alternative paving surface in a B-2, Neighborhood Business District.
Council District 2

4. #5970/5826
(Case #ZON2015-00936)
Lyn A. McDonald
2406 Prichard Avenue West
(North side of Prichard Avenue West, 150’± west of Stanton Road).
Use, Multiple Dwellings, and Surface Variances to allow a multi-family residential use, to allow five (5) single-family dwellings on a single site, and to allow gravel access, maneuvering and parking for a multi-family development in an R-1, Single-Family Residential District; the Zoning Ordinance requires only one single-family dwelling unit per lot in an R-1, Single-Family Residential District, and requires asphalt, concrete, or an approved alternative paving surface for access, maneuvering and parking for R-3, Multi-Family Residential District.
Council District 1

V. PUBLIC HEARINGS:

5. #6025/5468
(Case #ZON2016-00004)
Southern Building Structures, Inc.
3520 Government Boulevard
(North side of Government Boulevard Service Road, 510’± East of Lakeside Drive).
Surface Variance to allow aggregate surfacing for a display and storage area in a B-3, Community Business District (rezoning pending); the Zoning Ordinance requires asphalt, concrete, or an approved alternative paving surface for display and storage areas in a B-3, Community Business District (rezoning pending).
Council District 4
6. #6026/5917
(Case #ZON2016-00005)
Doria Durham, Agent for Verizon Wireless
104 St. Francis Street
(Northwest corner of St. Francis Street and North Royal Street).
Site Variance to allow the installation of wireless communications equipment on the rooftop of a building, that will be visible from the street, on a T-6 site within the Downtown Development District; the Downtown Development District requires that all rooftop equipment not be visible from the street on a T-6 site.
Council District 2

7. #6027/5706/1048
(Case #ZON2016-00024)
E Square, LLC
2724 Old Shell Road
(Northeast corner of Old Shell Road and Bay Shore Avenue).
Parking Ratio, Front Setback, Side Street Side Yard Setback, and Tree Planting Variances to allow an existing 12,641 square-foot structure that is within 22 feet from the front property line and within zero feet (and extends into the right-of-way) of the side property line, to be converted into a retail business and restaurant and construction of 44 new parking spaces with reduced frontage tree plantings in a B-2, Neighborhood Business District (rezoning pending); the Zoning Ordinance requires at least a 25-foot front yard setback and a 20-foot side street side yard setback, at least 52 on site parking spaces for retail business and restaurant, and full compliance with tree planting requirements in a B-2, Neighborhood Business District (rezoning pending).
Council District 1

V. OTHER BUSINESS