AGENDA
FEBRUARY 3, 2014
BOARD OF ZONING ADJUSTMENT

I. CALL TO ORDER:

Chairman, William L. Guess

II. ROLL CALL

<table>
<thead>
<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>Russell Reilly</td>
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III. HOLDOVERS:

1. #5870
   (Case #ZON2013-02719)
   John Kirby
   7049 Dickens Ferry Road
   (South side of Dickens Ferry Road, 550 ± East of Cody Road).
   Parking Surface Variance to allow a gravel lay down yard for the storing of cars for an automobile paint and body shop in a B-3, Community Business District (rezoning pending); the Zoning Ordinance requires parking areas to be paved with asphalt, concrete, or an approved alternative paving surface in an B-3, Community Business District.
   Council District 7

2. #5871
   (Case #ZON2013-02577)
   Glass Masters
   7064 Airport Boulevard
   (North side of Airport Boulevard, 330’± East of Cody Road).
   Sign Variance to allow a sign on an existing vacant second sign structure at a single-tenant commercial site with an existing off-premise multi-tenant freestanding sign structure in a B-3, Community Business District; the Zoning Ordinance allows 1 freestanding sign structure per single tenant site in a B-3, Community Business District.
   Council District 7
3. #5872  
(Case #ZON2013-02805)  
KV PROPERTIES, LLC  
2715 Dauphin Street  
(South side of Dauphin Street, 67’ ± East of Dauphinwood Drive).  
Surfacing Variances to allow gravel parking and maneuvering surfaces in a B-3, Community Business District; the Zoning Ordinance requires asphalt, concrete, or an approved alternative paving surface for parking and maneuvering surfaces in a B-3, Community Business District.  
Council District 1  

V. PUBLIC HEARINGS:  

4. #5876/4812/4709  
(Case #ZON2014-00031)  
Jerry Ward  
1981 St. Stephens Road  
(Northwest corner of St. Stephens Road and St. Stephens Court).  
Use, Parking Ratio, Access/Maneuvering, Tree and Landscape, and Side and Rear Setback Variances to allow a 2,251 square foot restaurant and a car wash with 8 parking spaces, with sub-standard access and maneuvering areas, no tree plantings or landscaped area, and to allow a structure 6’ ± from side street side yard property line and within 6’ ± of the rear property line in an R-1, Single-Family Residential District; the Zoning Ordinance requires a minimum of a B-2, Neighborhood Business District to allow a restaurant and carwash, 23 parking spaces, 12’ wide access aisles for one-way traffic, full compliance with tree planting and landscaped areas, and structures to be a minimum of 25’ from a side street side yard property line and a minimum of 10’ from a rear property line adjacent to an R-1, Single-Family Residential District.  
Council District 1  

5. #5877/5790/4193  
(Case #ZON2014-00045)  
Joe Walvis (M. Don Williams, Agent)  
4114 Moffett Road  
(Northeast corner of Moffett Road and Wolf Ridge Road).  
Surfacing and Tree Planting Variances to allow a storage yard to have gravel surfacing with frontage trees placed beyond the 25’ front building setback in a B-3, Community Business District; the Zoning Ordinance requires storage yards to have concrete or asphalt surfacing and all frontage trees to be placed in the 25’ front building setback in B-3, Community Business Districts.  
Council District 1  

6. #5878  
(Case #ZON2013-03073)  
Enrique Irizarry  
5 Springhill Trace  
(Southern terminus of Springhill Trace).  
Side and Rear Setback Variances to allow a gazebo in a drainage and utility
easement within 4’± of the side property line and 6’± of the rear property line in an R-1, Single-Family Residential District; the Zoning Ordinance requires minimum setbacks of 25’ from the front property line, 8’ from the side property line, and 8’ from the rear property line in an R-1, Single-Family Residential District.

Council District 5

VI. OTHER BUSINESS