

**AGENDA**  
**September 12, 2016**  
**BOARD OF ZONING ADJUSTMENT**

**I. CALL TO ORDER:**

Chairman William 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. **#6046/5840/5113/4902/4883**  
**(Case #ZON2016-01277)**  
**Steve Stone, Authorized Agent**  
**1714 Dauphin Street**

(Northeast corner of Dauphin Street and Semmes Avenue).

**Use, Parking Ratio, and Access and Maneuvering Variances to amend a previously approved variance to allow a 2,500 square foot restaurant within a 6,000 square foot, three-tenant building, shared access and parking with a 1,800 square foot commercial building, with 22 parking spaces, substandard parking stalls and aisle widths in an R-1, Single-Family Residential District; the Zoning Ordinance requires 37 compliant parking spaces for a 6,000 square-foot commercial building with a proposed 2,500 square foot restaurant, 6 compliant parking spaces for an 1800 square-foot commercial building and 24' maneuvering aisles with a minimum of a B-2, Neighborhood Business District.**

Council District 2

2. **#6050**  
**(Case #ZON2016-01423)**  
**Spanish Villa Condominium Owners Association**  
**4009 Old Shell Road**

(Southwest corner of Old Shell Road and College Lane).

**Front Yard and Side Street Side Yard Setback Variances to allow masonry sign columns 7.3' high and masonry iron fence columns 7' high setback 2 inches from**

**the front and side street property lines at a residential condominium complex in an R-3, Multi-Family Residential District; the Zoning Ordinance requires any structure 3' or higher to meet a 25' front yard setback and a 20' side street yard setback in an R-3, Multi-Family Residential District.**

Council District 7

#### **IV. PUBLIC HEARINGS:**

**3. #6054**

**(Case #ZON2016-01594)**

**Rick Twilley**

**3615 Riviere Du Chien Road**

(East side of Riviere Du Chien Road, 115'± South of Riviere Du Chien Court).

**Side Yard Setback Variance to allow an HVAC unit taller than 3' less than 8' from the side property line in an R-1, Single-Family Residential District; the Zoning Ordinance requires any mechanical equipment 3' or higher to meet an 8' side yard setback in an R-1, Single-Family Residential District.**

Council District 4

**4. #6055**

**(Case #ZON2016-01595)**

**At Home (Randy Appel, Agent)**

**312 Schillinger Road South**

(Northwest corner of Schillinger Road South and Airport Boulevard).

**Sign Variance to allow two wall signs for a tenant in a multi-tenant site in a B-3, Community Business District; the Zoning Ordinance allows tenants in multi-tenant sites to have one wall sign per street frontage that it faces in a B-3, Community Business District.**

Council District 7

**5. #6056/6004**

**(Case #ZON2016-01598)**

**Retif Oil & Fuel**

**6955 Cary Hamilton Road**

(East side of Cary Hamilton Road, 105'± North of Washington Boulevard extending to the North terminus of Burroughs Lane).

**Use and Surfacing Variances to allow a petroleum distribution facility with aggregate surfacing in a truck maneuvering area in an I-1, Light-Industry District; the Zoning Ordinance requires a minimum of an I-2, Heavy Industry District for a petroleum distribution facility and surfaces to be paved with asphalt, concrete, or an approved alternative paving surface in all truck maneuvering areas.**

Council District 4

V. **OTHER BUSINESS**