

BOARD OF ZONING ADJUSTMENT

AGENDA

November 7, 2022 - 2:00 P.M.

Auditorium, Government Plaza

I. CALL TO ORDER:

Chairman William Guess

II. ROLL CALL

	William L. Guess, Chairman
	Sanford Davis, Vice-Chairman
	Lewis Golden
	Adam Metcalfe
	Jeremy B. Milling
	Chris Carroll
	Gregory Morris, Sr.

III. ADOPTION OF THE AGENDA:

IV. EXTENSIONS:

1. #6449

(Case #BOA-001974-2022)

Lorenzo Martin

2908 Old Shell Road

(North side of Old Shell Road, 120'± West of Union Avenue, extending to the Southeast corner of Yew Street and Hemley Avenue).

Side Street Side Yard and Rear Street Rear Yard Setback Variances to allow a structure within the required side street side yard and rear street rear yard setbacks in a B-3, Community Business District; the Zoning Ordinance requires full compliance with the side street side yard and rear street rear yard setbacks for structures in a B-3, Community Business District.

Council District 1

V. PUBLIC HEARINGS:

2. **#6476**
(Case #BOA-002231-2022)
Theophilus Hudson
2401 Wolf Ridge Road
(Northwest corner of Wolf Ridge Road and Dickson Lane).
Use Variance to allow an event venue in an R-1, Single-Family Residential District; the Zoning Ordinance does not allow an event venue in an R-1, Single-Family Residential District.
Council District 1

3. **#6477**
(Case #BOA-002234-2022)
Bellingrath LLC (Gerald Byrd, Agent)
4070 Halls Mill Road
(North side of Halls Mill Road, 150'± East of Azalea Road).
Use Variance to allow metal products fabrication in a B-3, Community Business District; the Zoning Ordinance does not allow metal products fabrication in a B-3, Community Business District.
Council District 4

4. **#6478**
(Case #BOA-002238-2022)
Johnnie Robinson
4791 Le Sure Road
(South side of Le Sure Road, 275'± East of Old Military Road).
Use Variance to allow an event venue in an R-1, Single-Family Residential District; the Zoning Ordinance does not allow an event venue in an R-1, Single-Family Residential District.
Council District 4

5. **#6479/5492**
(Case #BOA-002239-2022)
Cynthia Carter
631 Azalea Road
(North side of Azalea Road, 390'± West of Village Green Drive).
Use and Parking Variances to allow a single-family dwelling on the ground floor and no required parking for a dog day care in a B-2, Neighborhood Business District; the Zoning Ordinance does not allow a single-family dwellings on the ground floor, and requires full compliance with parking requirements for a dog day care in a B-2, Neighborhood Business District.
Council District 5

6. #6480/6342

(Case #BOA-002240-2022)

Architecture & Design, Inc. (Timothy Spafford, Agent)

200 North Royal Street

(Block bounded by North Royal Street, State Street, North Water Street and St. Anthony Street).

Building Material, Window Transparency and Fence Height Variances to allow a metal modular building with reduced window transparency, and a perimeter fence height of 10' in a T-6 Sub-District of the Downtown Development District; the Zoning Ordinance prohibits metal exterior finishes on structures, requires a window transparency of at least 78%, and limits a perimeter fence height to a maximum of 8' within a T-6 Sub-District of the Downtown Development District.

Council District 2

7. #6481

(Case #BOA-002243-2022)

Robert K. Moore and Jacqueline L. Moore

4660 Airport Boulevard

(North side of Airport Boulevard, 200'± West of South University Boulevard).

Parking Ratio Variance to allow reduced parking for a lounge in a B-2, Neighborhood Business District; the Zoning Ordinance requires full compliance with the parking requirements for a lounge in a B-2, Neighborhood Business District.

Council District 6

VI. OTHER BUSINESS: