

**AGENDA
SEPTEMBER 8, 2003
BOARD OF ZONING ADJUSTMENT**

I. CALL TO ORDER:

Chairman Reid Cummings

II. APPROVAL OF MINUTES:

III. PUBLIC HEARINGS:

1. #5197

(Case #ZON2003-01723)

Foresite, LLC, (Mobile County School Board, Owner)

4645 Bit and Spur Road

(Southeast corner of South University Boulevard and Bit and Spur Road)

Use, Height and Access Variances to allow the construction of a 160' Monopole Telecommunications Tower with aggregate access and parking in an R-1, Single-Family Residential District; Telecommunications Towers are prohibited in R-1 Districts, the maximum height allowed is 35', parking and access surfaces to be asphalt, concrete or an approved alternative paving surface are required in an R-1, Single-Family Residential District.

2. #5198

(Case #ZON2003-01725)

Eddie Curran

133 Silverwood Street

(West side of Silverwood Street, 545'± South of Spring Hill Avenue)

Side Yard and Combined Side Yard Variances to allow the construction of a 17' x 22' addition (374 square feet) to an existing dwelling within 1.8' of the side (North) property line and to allow a combined side yard total of 16.1'; a 7.1' minimum side yard setback and a 16.6' combined side yard total are required for a 50' wide lot in an R-1, Single-Family Residential District.

3. #5199

(Case #ZON2003-01850)

Michael L. Lapeyrouse

(North side of Old Shell Road, 210'± West of Ridgelawn Drive West)

Front Yard Setback and Fence Height Variances to allow the construction of a 10' fence, along the front property line; a 25' front yard setback is required for a fence higher than 3-feet in an R-1, Single-Family Residential District and the maximum height of a wall or fence is 8'.

4. **#5200**
(Case #ZON2003-01856)
John Felix & Carolyn W. Vereen
1750 Dauphin Street
(Northwest corner of Dauphin Street and Semmes Avenue)
Side Yard Setback Variance to allow the construction of a 5' high wooden fence on a side street property line (Semmes Avenue); a 20' side street setback is required for a wall or fence higher than 3-feet on a corner lot, with the lot to the rear fronting the side street in an R-1, Single-Family Residential District.

5. **#5201**
(Case #ZON2003-01865)
Charles L. & Elizabeth K. Collins
3458 Loyola Lane
(Northeast corner of Loyola Lane and Dogwood Lane)
Side Yard Setback Variance to allow the construction of a 6' high wooden fence on the side street property line (Dogwood Lane); a 20' side street setback is required for a wall or fence higher than 3-feet on a corner lot, with the lot to the rear fronting the side street in an R-1, Single-Family Residential District.