

**AGENDA  
JUNE 4, 2012  
BOARD OF ZONING ADJUSTMENT**

**I. CALL TO ORDER**

Chairman William Guess

**II. ROLL CALL**

	William Guess, Chairman
	Vernon Coleman., Vice-Chairman
	Sanford Davis
	Adam Metcalfe
	Jeremy B. Milling
	Russell Reilly
	J. Tyler Turner

**III. EXTENSIONS**

**1. #5718**

**(Case #ZON2011-02557)**

**Joe Mason**

**1412 & 1416 Wolf Ridge Road**

**(East side of Wolf Ridge Road, 200' ± North of Moffett Road).**

**Front Landscaping Variance to allow 2,435 square feet of front landscaping areas on a 94,510 square foot lot; the Zoning Ordinance requires 6,804 square feet of front landscaping area for a lot 94,510 square feet in B-3, Community Business District.**

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

2. **#5749/5501**  
(Case #ZON2012-01063)  
**Michael Schambeau**  
**3806 Moffett Road**  
(North side of Moffett Road, 240' ± West of Stimpson Lane)  
**Use, Access, and Tree Planting Variances to allow an automotive repair shop in a B-2, Neighborhood Business District, with no direct vehicular public street access to the parking area, and reduced tree plantings; the Zoning Ordinance requires a B-3, Community Business District for an automotive repair shop, direct vehicular access to a public street from the parking area, eight frontage trees, thirty perimeter trees, and one parking tree.**
  
3. **#5750**  
(Case #ZON2012-01184)  
**Big Dawg Services**  
**5590 Todd Acres Drive**  
(South side of Todd Acres Drive, 1,466' ± West of Commerce Boulevard West)  
**Use, Surfacing, and Tree Planting Variances to allow a contractor's storage yard in a B-5 Office-Distribution District, with aggregate surfacing, and reduced frontage tree requirements; the Zoning Ordinance requires an I-1, Light Industry District for a contractor's storage yard, all surfacing to be asphalt or concrete, and 14 frontage trees to be planted.**
  
4. **#5751**  
(Case #ZON2012-01258)  
**Ali Chammout**  
**1850 Airport Boulevard**  
(Southwest corner of Airport Boulevard and Old Government Street)  
**Sign Variance to allow a total of five wall signs for a tenant with two street frontages on a group business site in a B-2, Neighborhood Business District; the Zoning Ordinance allows a tenant with two street frontages on a group business site to have two wall signs and a freestanding tenant panel in a B-2, Neighborhood Business District.**
  
5. **#5752**  
(Case #ZON2012-01269)  
**Wrico Signs, Inc.**  
**7770 Airport Boulevard**  
(Northeast corner of Airport Boulevard and Schillinger Road South)  
**Sign Variance to allow a total of three wall signs and one freestanding tenant panel for a tenant on a group business site in a B-3, Community Business District; the Zoning Ordinance allows a tenant on a group business site one wall sign and one freestanding tenant panel in a B-3, Community Business District.**

6. **#5753/5519/4575**  
(Case #ZON2012-01271)  
**Nicholas Stricklin**  
**2605 Springhill Avenue**  
(Southwest corner of Springhill Avenue and Item Avenue)  
**Use Variance to allow a catering shop in an R-1, Single-Family Residential District; the Zoning Ordinance requires a minimum of a B-2, Neighborhood Business District for a catering shop.**
  
7. **#5754**  
(Case #ZON2012-01273)  
**Ray Jones**  
**601 South Craft Highway**  
(Northwest corner of South Craft Highway and Osage Street)  
**Use Variance to allow the operation of a convenience store, carwash, and food service trailer in an R-1, Single-Family Residential District; the Zoning Ordinance requires a minimum of a B-2, Neighborhood Business District.**
  
8. **#5755**  
(Case #ZON2012-01274)  
**Sandys Miller Stimpson**  
**14 Japonica Avenue**  
(West side of Japonica Avenue, 374'± South of Dauphin Street)  
**Side Yard Setback and Combined Side Yard Variances to allow an addition to an existing dwelling within 10'-8" of a side property line with combined side yards of 18'-8" on a 97.5' wide lot in an R-1, Single-Family Residential District; the Zoning Ordinance requires a 12' side yard setback with combined side yards of 20' on a 97.5' wide lot in an R-1, Single-Family Residential District.**
  
9. **#5756**  
(Case #ZON2012-01275)  
**Charles Calagaz**  
**63 Midtown Park East**  
(East side of Midtown Park East, 575'± South of Dauphin Street Service Road)  
**Parking and Landscaping/Tree Planting Variances to allow 23 parking spaces to be provided for a 10,100 square foot dance studio with offices and no landscaping area or tree plantings in a B-3, Community Business District; the Zoning Ordinance requires that 34 parking spaces be provided for a 10,100 square foot dance studio with offices and 12% total site landscaping with 60% of the total as frontage landscaping, three frontage trees, seventeen perimeter trees, and two parking trees in a B-3, Community Business District.**

10. **#5757**  
(Case #ZON2012-01281)  
**Rosalyn Holderfield**  
**7460 Airport Boulevard**  
(North side of Airport Boulevard, 476'± East of Alverson Road)  
**Sign Variances to allow a total of three wall signs and a single freestanding sign, with wall signs totaling 708 square feet, the freestanding sign totaling 337.5 square feet per face and 50' high for a single business site in a B-3, Community Business District; the Zoning Ordinance allows a total of three signs (3 wall signs, or 2 wall signs and one freestanding sign), the maximum square footage for wall signs to be 350 square feet, the maximum square footage for freestanding signs to be 1 square foot per linear foot of street frontage (189') per face, the maximum height of signs to be 35' high for a single business site in a B-3, Community Business District.**
11. **#5758**  
(Case #ZON2012-01342)  
**Frances and Heinz Hoffmann**  
**21 Hillwood Road**  
(East side of Hillwood Road, 600'± South of Old Shell Road)  
**Administrative Appeal to have the Certificate of Occupancy issued for the construction of a new dwelling to be rescinded.**

V. **OTHER BUSINESS**