



BOARD OF ZONING APPEALS AGENDA

DATE: April 7, 2021
LOCATION: Building & Codes Department
100 South Spring Street
TIME: 2:30 P.M.

IN AN EFFORT TO FACILITATE THE CONTINUED RESPONSE TO THE CORONAVIRUS DISEASE (COVID-19), THIS MEETING WILL BE CONDUCTED VIA GOOGLE MEETS. AN AUDIO OR VIDEO RECORDING OF THE PROCEEDINGS WILL BE MADE AVAILABLE TO THE PUBLIC WITHIN 48 HOURS. MEMBERS OF THE PUBLIC ARE, BY LAW, ALLOWED TO ATTEND MEETINGS OF THE BOARD OF ZONING APPEALS, BUT ARE STRONGLY DISCOURAGED TO DO SO AT THIS TIME.

- I. CALL TO ORDER
- II. PLEDGE OF ALLEGIANCE
- III. ANNOUNCE MEMBERS IN ATTENDANCE (VERIFY QUORUM)
- IV. MOTION: *“In order to comply with the technical aspects of the Governor’s Executive Order regarding holding open meetings in a forum other than in the open and in public, this governing body determines that meeting electronically is necessary to protect the health, safety, and welfare of its citizens due to the COVID-19 outbreak.”*
- V. ADOPTION OF MINUTES: March 3, 2021
- VI. COMMITTEE ACTION REQUIRED
 - A. Case Number BZA-10-2021: Application of Lindstrom & Company LLC, Scott Lindstrom, Agent, property located at Wilma Rudolph Blvd. & N. Edgewood Place, Tax Property Map No. 032, Parcel 013.02, Zoned AG/C-5. Description of the Request: “Applicant is requesting an 18.8 foot variance from the required 50 foot front yard setback in order for the structure to be 31.2 feet from the South property line.” ***CASE WITHDRAWN***

- B. Case Number BZA-14-2021: Application of Patricia Wheeler, property located at 241 Senator Drive, Tax Property Map No. 019-I, Parcel G-021.00, Zoned R-2. Description of the Request: “Applicant is requesting a Use Permitted on Review in an R-2 zone to allow for a Family Home Day Care as a Customary Home Occupation. Six (6) children allowed.”
- C. Case Number BZA-15-2021: Application of Judy’s Hope Foundation, Inc., Bryce Powers, Agent, property located at South Second St., Tax Property Map No. 066-K, Parcel H-016.00, Zoned R-3. Description of the Request: “Applicant is requesting a Use Permitted on Review in an R-3 zone to allow for a Religious Institution.”
- D. Case Number BZA-16-2021: Application of Bill Mace Homes, property located at 1360 Highgrove Ln., Tax Property Map No. 0089-C, Parcel A-017.00, Zoned R-1. Description of the Request: “Applicant is requesting an 1.9 foot variance from the required 30 foot front yard setback in order for the structure to be 28.1 feet from the East property line.”
- E. Case Number BZA-17-2021: Application of John Rudolph, McKay Burchett & Company, Agent, property located at 507 S. 1st St., Tax Property Map No. 066-J, Parcel F-015.00, Zoned R-4. Description of the Request: “Applicant is requesting a 25 foot variance from the required 40 foot front yard setback in order for the structure to be 15 feet from the West property line. Applicant is requesting a 23 foot variance from the required 40 foot front yard setback in order for the structure to be 17 feet from the East property line.”
- F. Case Number BZA-18-2021: Application of Mike Arnold, property located at 104 Canyon Dr., Tax Property Map No. 042-I, Parcel D-027.00, Zoned R-1. Description of the Request: “Applicant is requesting a 10.2 foot variance from the required 90 foot lot width in order for the lot to be 79.8 feet wide at the building setback line.”
- G. Case Number BZA-19-2021: Application of Mike Arnold, property located at 105 Canyon Dr., Tax Property Map No. 042-I, Parcel D-028.00, Zoned R-1. Description of the Request: “Applicant is requesting a 5 foot variance from the required 15 foot side yard setback in order for the structure to be 10 feet from the North property line. Applicant is requesting a 23.8 foot variance from the required 90 foot lot width in order for the lot to be 66.2 feet wide at the building setback line.”
- H. Case Number BZA-20-2021: Application of Shelbyvillas, G.P., Dana Baggett, Agent, property located at 451 Shelby St., Tax Property

Map No. 054-E, Parcel C-030.00, Zoned R-6. Description of the Request: “Applicant is requesting to waive sidewalk requirements.”

VII. NEW BUSINESS: Allen Moser

VIII. CITY COUNCIL ACTION REQUIRED: NONE