

Board of Adjustment Agenda

February 17, 2022 – 5:00 p.m.

Council Auditorium

City Hall, 103 N. Perry St.

BOARD OF ADJUSTMENT MEMBERS

John Stanley, *Chairman*

K. T. Brown, *Vice-Chairman*

Regina Coley

Beau Holmes

George C. Howell, Jr.

Blake Markham

Bart Prince

Pickett Reese

Jennifer Shaw

**Land Use Division
25 Washington Ave., 4th Floor
Montgomery, AL 36104
(334)625-2722**

I. Chairman's Message

II. Approval of Minutes from the January 20, 2022 meeting.

February 17, 2022

<u>Item</u>	<u>File</u>	<u>Petitioner</u>	<u>Zone</u>	<u>Location/Request</u>	<u>Page</u>
1.	2022-009	April Adame	R-65-s	2522 Plum Street (Privacy fence)	1
2.	2022-007	Jacob Flagg	R-65-m & B-2	Veterans Way (Height & Story variances)	2
3.	2022-008	Grady Hicks	FH	680 Stokes Road (Mobile home)	3
4.	1968-120	Deirdre Wilson	B-2-Q	1311 East South Boulevard (Private school)	4

The next Board of Adjustment meeting is on March 17, 2022

1. BD-2022-009 **PRESENTED BY:** April Adame

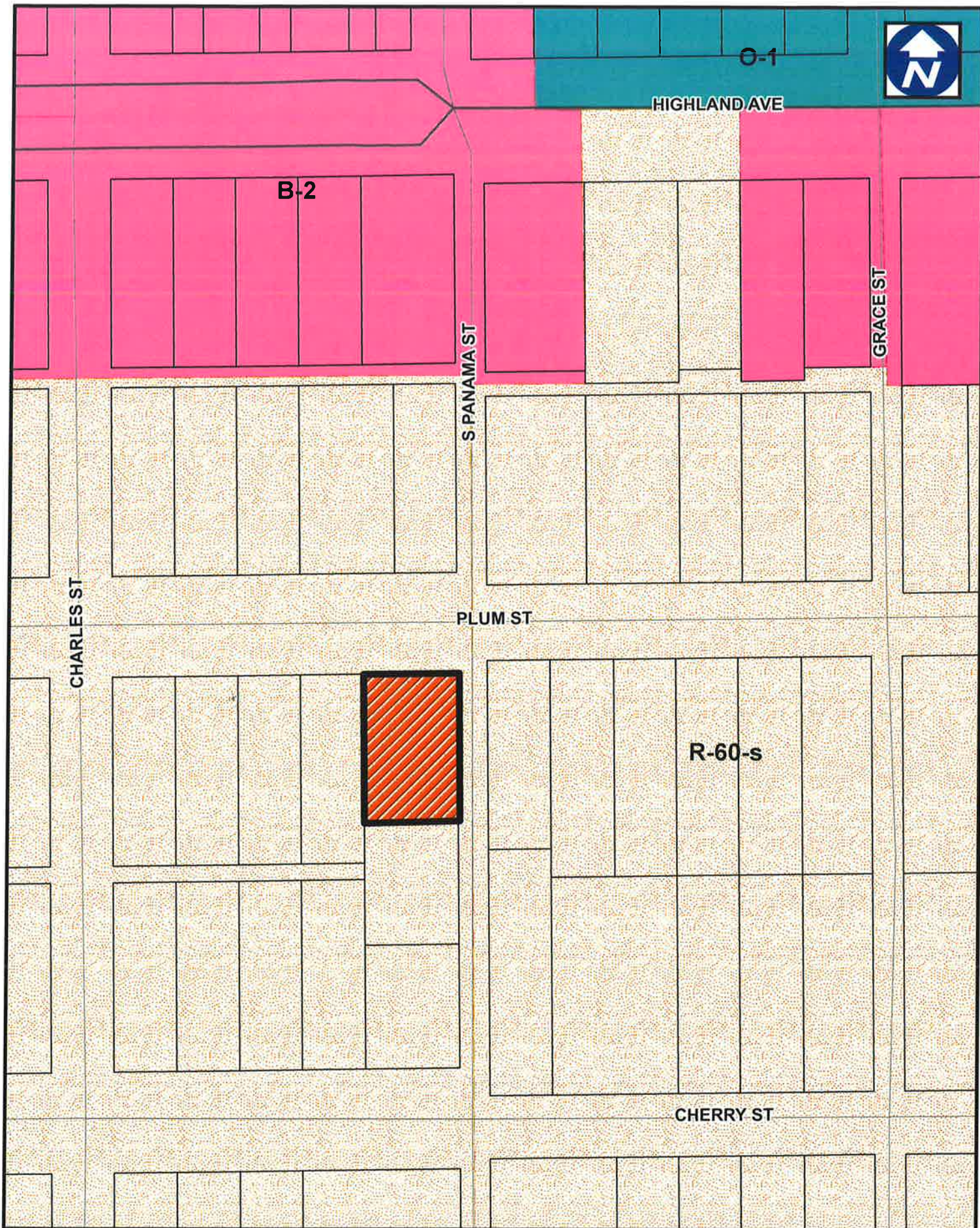
REPRESENTING: Same

SUBJECT: Request a height variance and street side yard variance for a new privacy fence to be located at 2522 Plum Street in an R-65-s (Single-Family Residential) Zoning District.

REMARKS: This request is being made to give the petitioner permission to construct a 6 ft. high privacy fence, whereas a 3 ft. is allowed. The fence will come to the street side yard property line (South Panama Street), whereas 20 ft. is required.

The variances requested are a 3 ft. height variance and a 20 ft. street side yard variance.

COUNCIL DISTRICT: 3



BOARD OF ADJUSTMENT
1 inch = 100 feet

SUBJECT PROPERTY



ITEM NO. 1A



Proposed privacy fence

Site 

1 inch = 30 feet

Item 1B

2. BD-2022-007 **PRESENTED BY:** Jacob Flagg

REPRESENTING: Thompson Thrift Development, Inc.

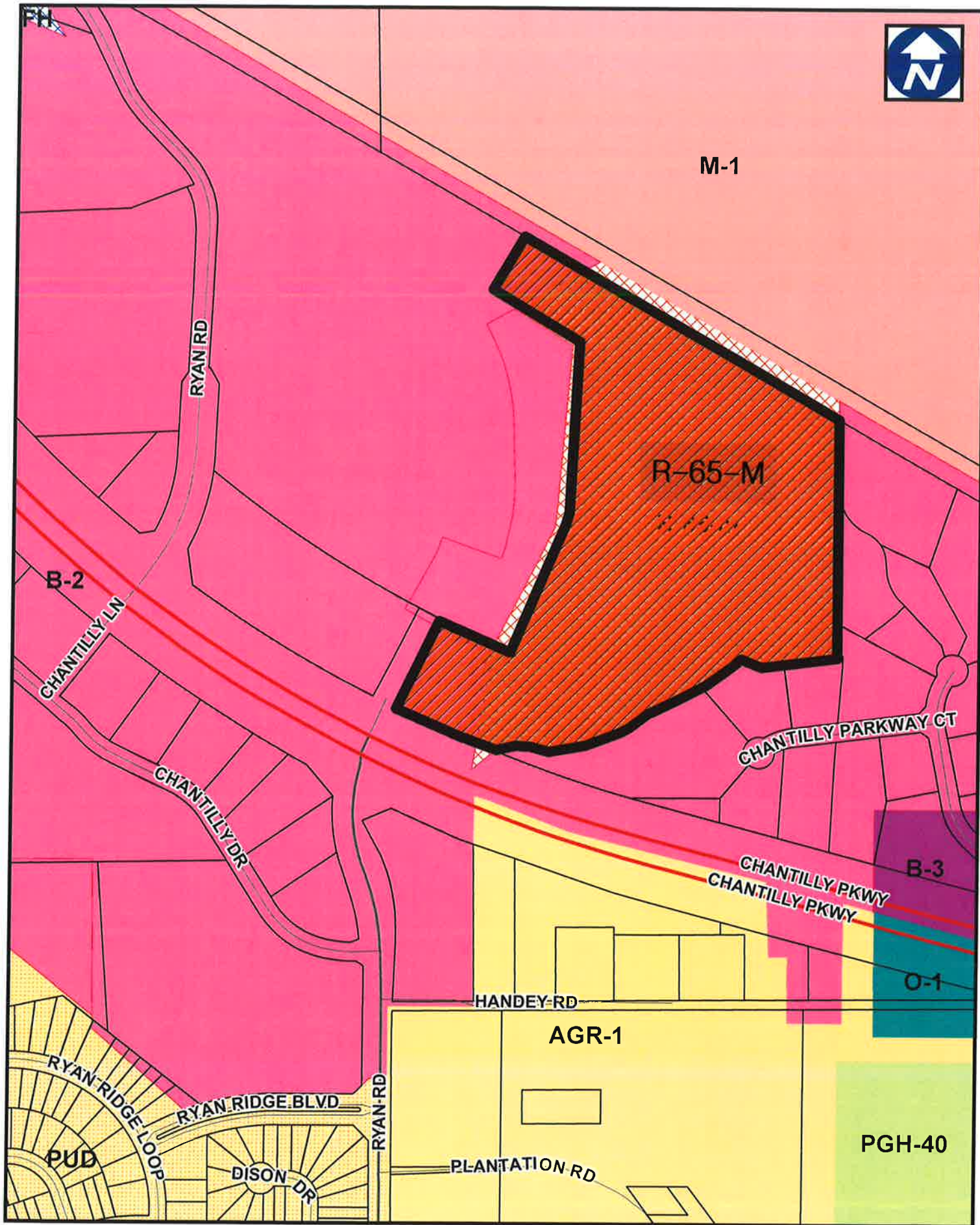
SUBJECT: Request a height variance and a story variance for a proposed apartment complex located at the northeast corner of Chantilly Parkway and Veterans Way in R-65-m (Multi-Family Residential) and B-2 (Commercial) Zoning Districts.

REMARKS: This request is being made to give the petitioner permission to construct a new apartment complex that will be 50 ft. in height, whereas 35 ft. is allowed; and three (3) stories, whereas two (2) stories are allowed. The only portion of this development in the B-2 (Commercial) zoning is the access drive from Veterans Way.

The variances requested are a 15 ft. height variance and a one (1) story variance.

CITY COUNCIL DISTRICT: 9

COUNTY COMMISSION DISTRICT: 5



BOARD OF ADJUSTMENT

SUBJECT PROPERTY



ITEM NO. 2A

1 inch = 400 feet



VIEW LOOKING AT TYPICAL 3-STORY APARTMENT BUILDING FRONT ELEVATION



Magnolia

7203 NORTH GRAND PARKWAY W, SPRING, TEXAS



BOARD OF ADJUSTMENT
1 inch = 200 feet

SUBJECT PROPERTY



ITEM NO. 2E

3. BD-2022-008 **PRESENTED BY:** Grady Hicks

REPRESENTING: Michael White

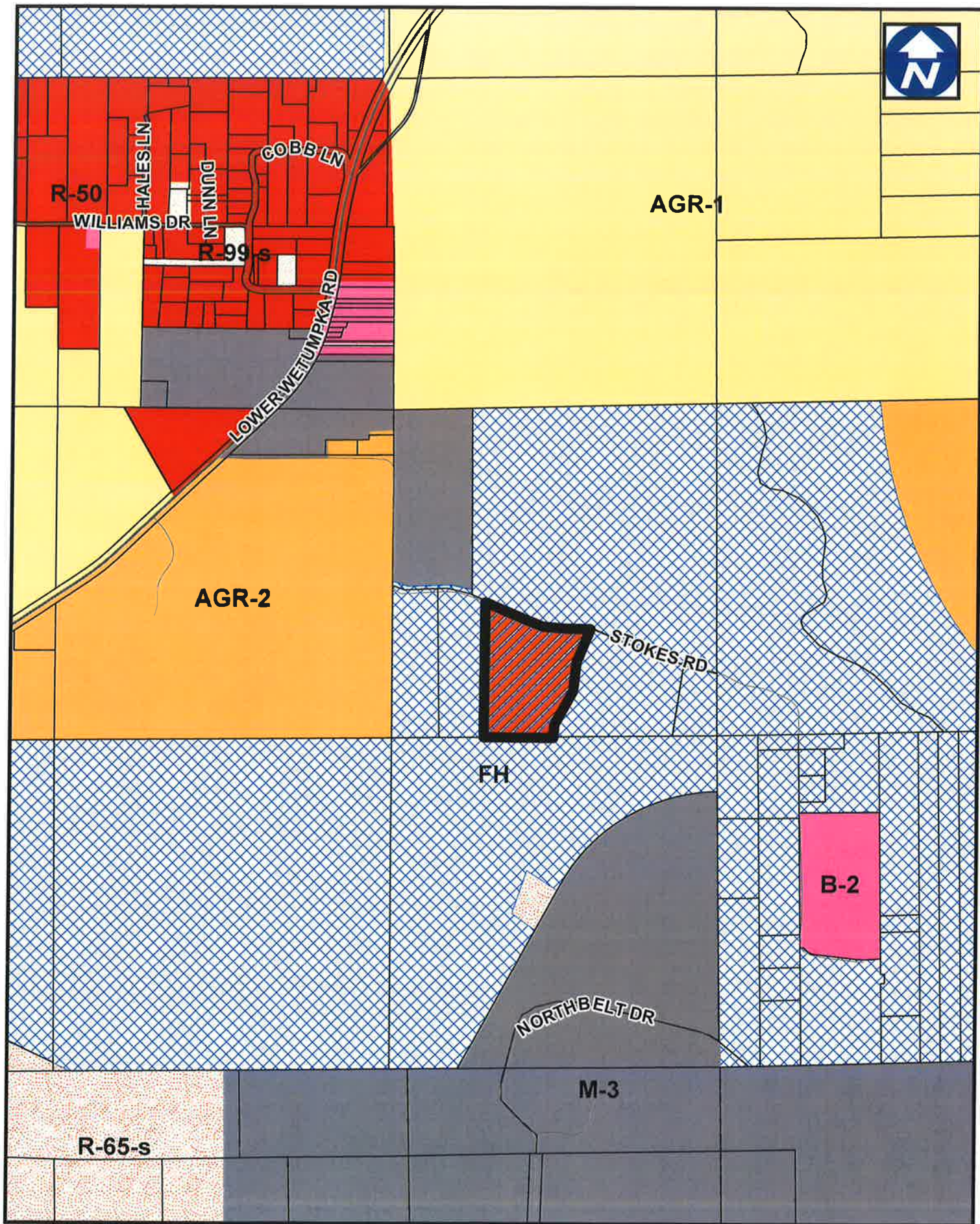
SUBJECT: Request a special exception for a mobile home for living purposes to be located at 680 Stokes Road in a FH (Flood Hazard) Zoning District.

REMARKS: This request is being made to give the petitioner permission to place a mobile home for living purposes on a 15.3 acre parcel of land. The mobile home will be approximately 500 ft. off of Stokes Road. There is an existing barn on the property.

The request is a special exception for a mobile home.

CITY COUNCIL DISTRICT: Police Jurisdiction

COUNTY COMMISSION DISTRICT: 4

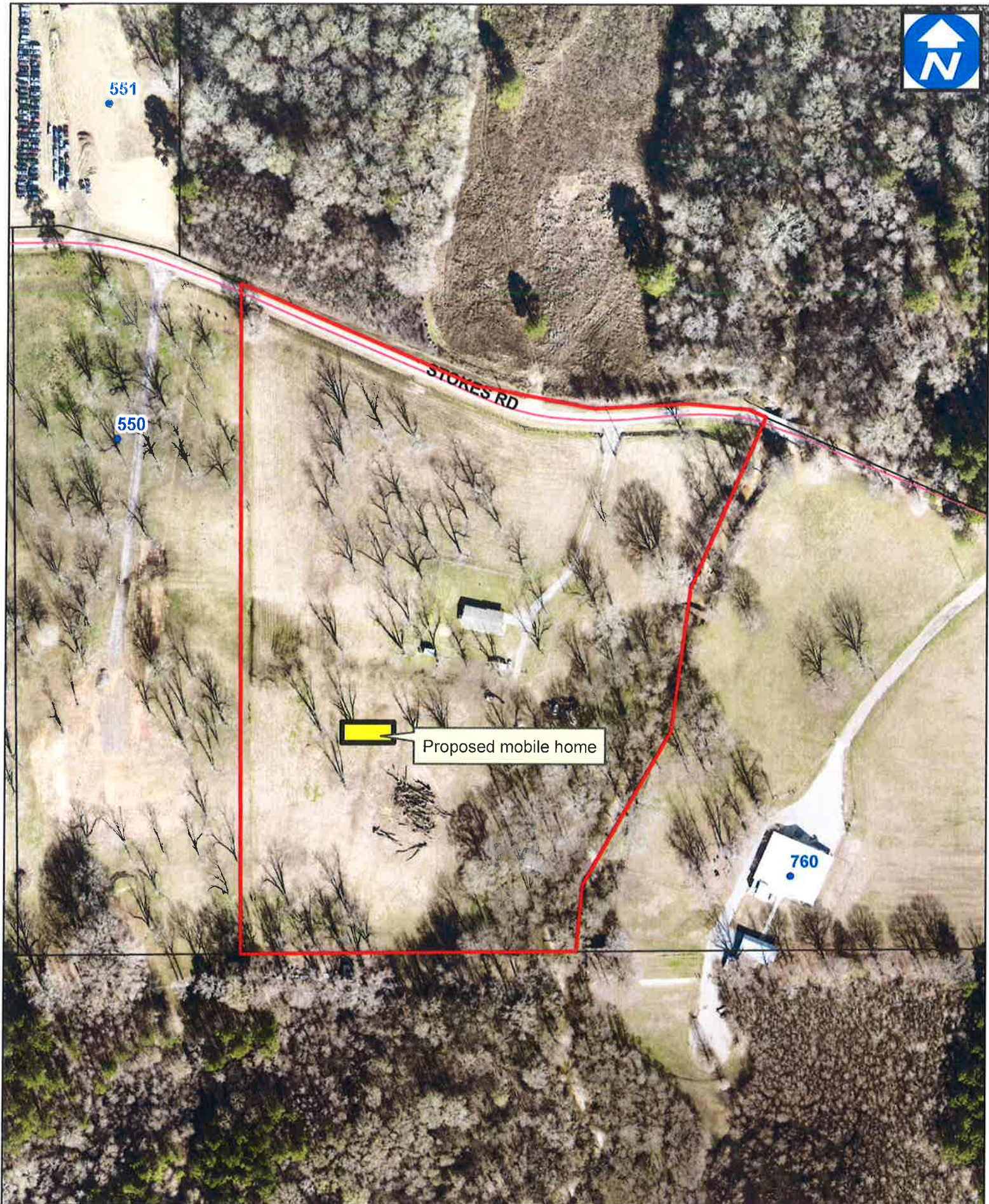


BOARD OF ADJUSTMENT
1 inch = 1,000 feet

SUBJECT PROPERTY



ITEM NO. 3A



STOKES RD

551

550

760

Proposed mobile home

Site 

1 inch = 200 feet
Item 3B

4. BD-1968-120 **PRESENTED BY:** Deirdre Wilson

REPRESENTING: Same

SUBJECT: Request a special exception for a private school to be located at 1311 East South Boulevard in a B-2-Q (Commercial-Qualified) Zoning District.

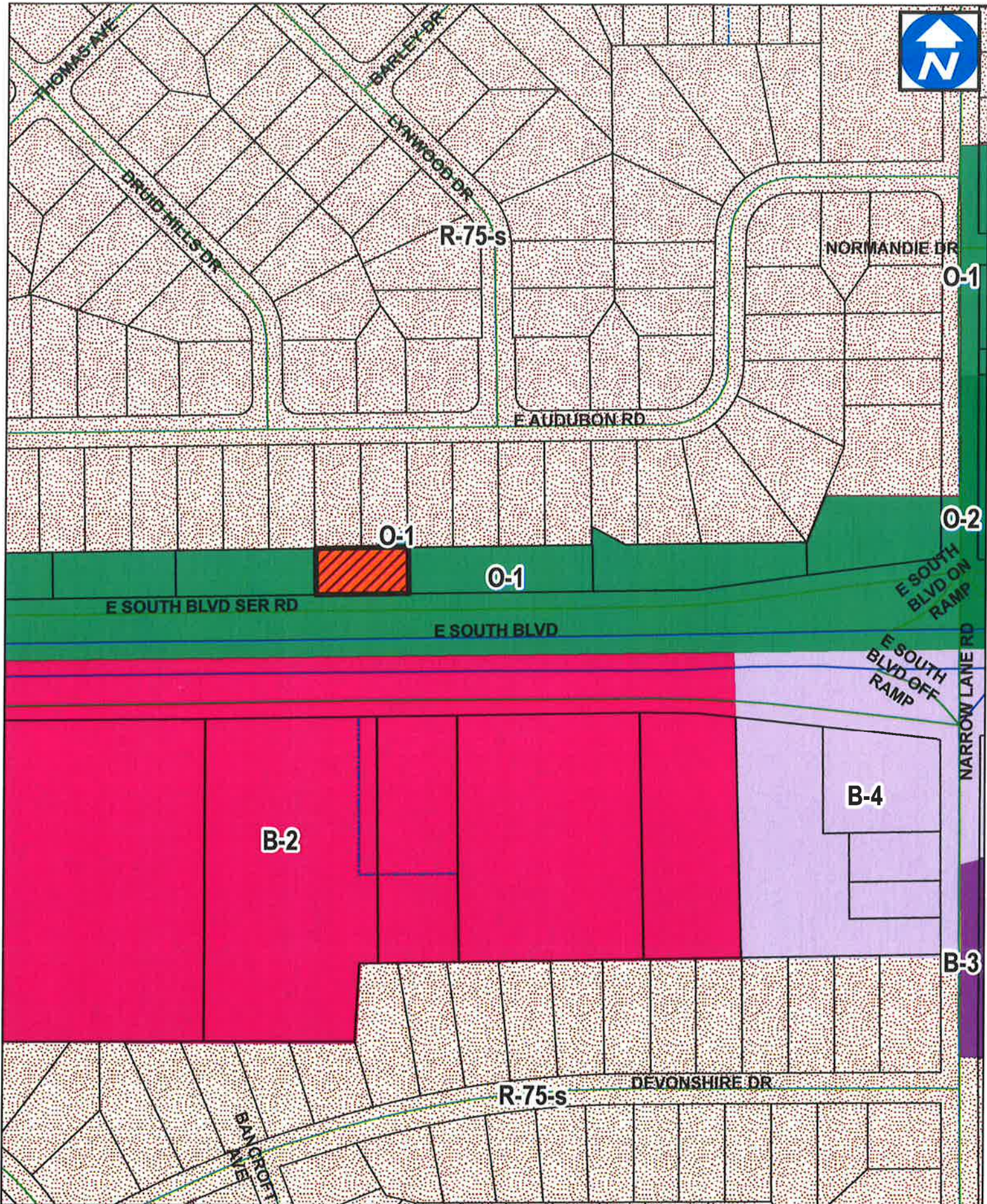
REMARKS: This request is being made to give the petitioner permission to operate a beauty school in an existing building. There are a maximum of 20 students and one (1) full-time instructor. There are 15 parking spaces onsite.

Hours of Operation

Monday – Friday, 8:30 a.m. – 3:30 p.m.

The request is a special exception for a private school (beauty school)

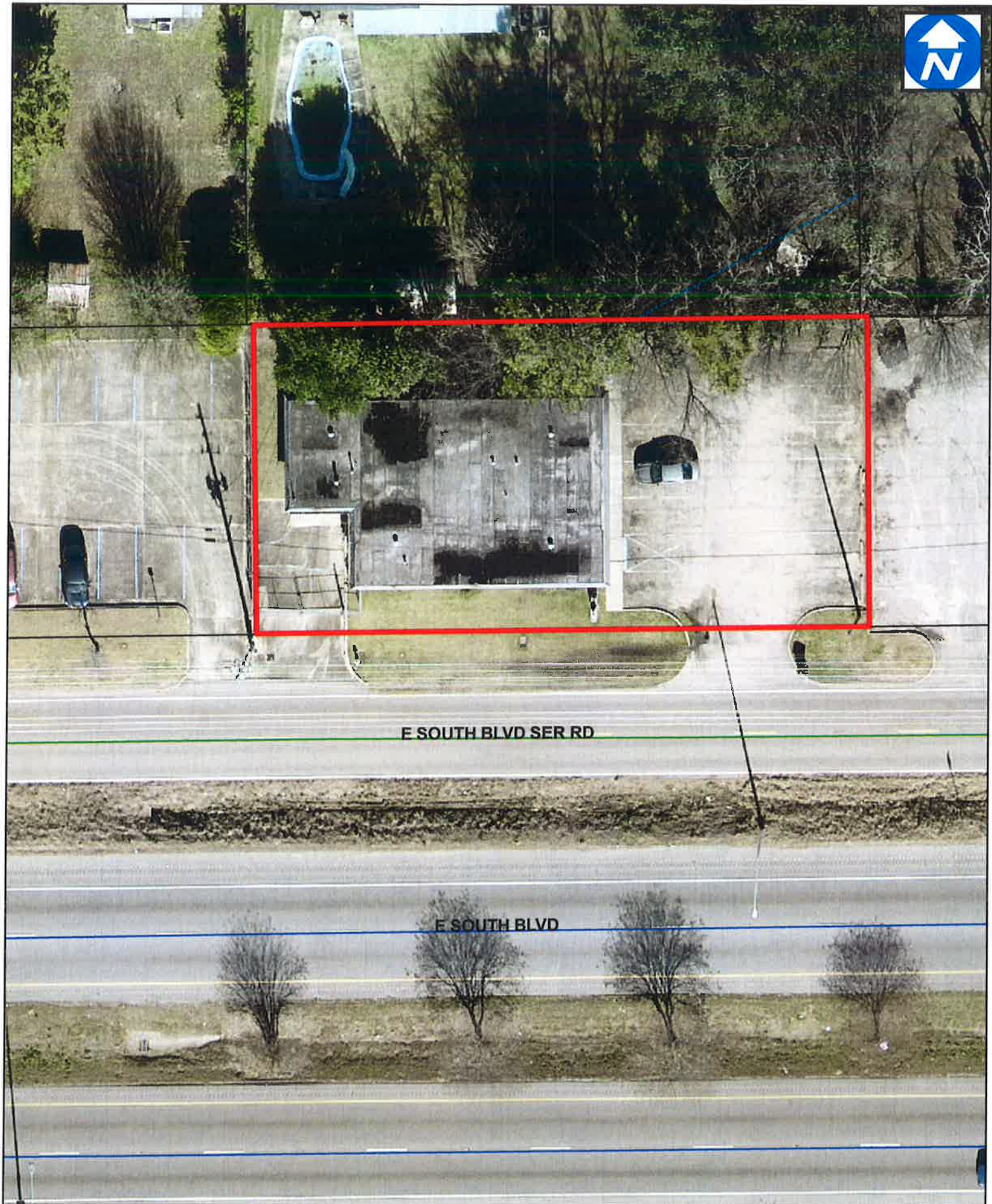
COUNCIL DISTRICT: 5



Site 

1 inch = 200 feet

Item 4A



E SOUTH BLVD SER RD

E SOUTH BLVD

Site 

1 inch = 30 feet

Item 4B