



Board of Adjustment

Agenda

NICHOLAS LABADIE – Vice-Chair
TYLER STRADLING
DANETTE HARRIS

GREG HITCHENS
CHANEL FITCH-KIRKPATRICK
CAMERON JONES

August 14th, 2012
City Council Chambers
57 East First Street

4:30 p.m. STUDY SESSION

- A. Discussion of items listed on the Public Hearing Agenda

5:30 p.m. PUBLIC HEARING

- A. CONSIDER MINUTES FROM THE JUNE 12th, 2012 MEETING.
- B. CONSENT AGENDA: Items listed with an asterisk (*) will be added to the Consent Agenda. All items on the Consent Agenda will be considered as a group by the Board of Adjustment and will be enacted with one motion. There will be no separate discussion of these items unless a Board member or a citizen so requests. If a request is made, the item will be removed from Consent Agenda and considered as a separate item following adoption of the Consent Agenda.
- C. ELECT A NEW CHAIR AND VICE CHAIR
- D. CONSIDER THE FOLLOWING CASES (PUBLIC HEARING):

- 1. BA12-027 2401 South Lansing (District 6) – Requesting a Special Use Permit to allow a wireless communication facility to exceed the maximum height permitted in the RS-7-PAD zoning district. (PLN2012-00243)

Staff Planner: Jeff McVay

Staff Recommendation: Approval with Conditions

- *2. BA12-028 4104 East Broadway Road (District 2) – Requesting a Substantial Conformance Improvement Permit to allow the expansion of an existing multi-residence development in the RM-4 zoning district. (PLN2012-00038)

Staff Planner: Jeff McVay

Staff Recommendation: Approval with Conditions

- *3. BA12-029 1455 West 7th Place (District 3) – Requesting a Variance to allow a detached structure to encroach into the required side yard in the RS-6 zoning district. (PLN2012-00234)

Staff Planner: Jeff McVay

Staff Recommendation: Continuance to the September 11, 2012 meeting.

- *4. BA12-030 538 North Center Street (District 1) – Requesting a Variance to allow a residential structure to encroach into the required front yard in the RM-2 zoning district. (PLN2012-00257)

Staff Planner: Jason Sanks

Staff Recommendation: Approval with Conditions

- *5. BA12-031 1445 West Southern Avenue (District 3) – Requesting a Special Use Permit to allow a special event to exceed four days in the LC zoning district. (PLN2012-00277)

Staff Planner: Jason Sanks

Staff Recommendation: Approval with Conditions

- *6. BA12-32 0 to 30 block of North MacDonald (both sides) (Council District 4) – Requesting a Special Use Permit to allow a Farmer's Market in the DC-DE zoning district. (PLN2012-00339)

Staff Planner: Lesley Davis

Staff Recommendation: Withdrawn by Staff

- *7. BA12-033 100 to 200 block East University Drive (north side) and 400 block of North Hibbert (both sides) (District 1) – Requesting a Substantial Conformance Improvement Permit to allow the redevelopment of a multi-residence project in the RM-4 zoning district. (PLN2012-00303)

Staff Planner: Wahid Alam

Staff Recommendation: Approval with Conditions

E. OTHER BUSINESS:

F. ITEMS FROM CITIZENS PRESENT.