



BOARD OF ZONING ADJUSTMENT

AGENDA

February 24, 2015

TABLE OF CONTENTS

| | |
|---|-----------|
| MINUTES JANUARY 27, 2015 | 3 |
| MINUTES NOVEMBER 25, 2014..... | 11 |
| AGENDA FEBRUARY 24, 2015..... | 15 |
| CASE NO 1 104 HILLSIDE RD SW | 16 |
| QUESTIONNAIRE | 17 |
| CASE NO 2 401 BROOKHAVEN ST SW | 19 |
| QUESTIONNAIRE | 20 |
| CASE NO 3 1502 MOULTON ST W..... | 22 |
| DRAWING..... | 23 |
| CASE NO 4 715 6TH AVE SE..... | 25 |
| PICTURE OF PROPOSED SIGN LOCATION..... | 26 |

MINUTES JANUARY 27, 2015

MEMBERS PRESENT: Chairman George Barran, Messrs., Mr. Larry Wayne, Mr. Greg Dobbs, Mr. Eddie Pike, and Mr. Collis Stevenson

SUPERNUMERARIES: Mr. Charles Taylor

OTHERS PRESENT: Mr. Wally Terry, Director
.....and Custodian of Records
Mr. Herman Marks, City Attorney
Mr. Chip Alexander, Asst. City Attorney
Mrs. Karen Smith, Planner
Mr. Bob Sims, Building Inspector
Ms. Judy Bosworth, Recorder

Chairman George Barran called the meeting to order at 4:00 p.m. in the Council Chambers at City Hall. Mr. Bob Sims called the roll.

Mr. Larry Wayne moved to **approve** the minutes of the December meeting as printed. Mr. Greg Dobbs seconded the motion. On a voice vote, the motion carried.

Elections of officers for the Board were held. Mr. Larry Wayne was elected Vice-Chairman. Mr. George Barran was elected Chairman.

The Board considered the following applications and appeals.

CASE NO 1

Application and appeal of Theatis French III for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for an event planning business at 1614 Marion St SW, property located in a R-3 Single-Family Zoning District.

This case was moved to the end of the docket because no one came forward to present the case when the case was called.

CASE NO 2

Application and appeal of Ricky Mason for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office to sell T-Shirts on-line and by phone at 1216 Cloverdale Ave SW, property located in a R-2 Single-Family Zoning District.

Mr. Ricky Mason presented this case to the Board. Mr. Mason stated he wanted an administrative office to sell T-Shirts via the internet and phone. Mr. Mason also stated the items would be drop shipped to the customer.

Mr. Larry Waye asked where the applicant obtained the shirts. Mr. Mason stated Custom Ink.

Mr. Sims stated the Building Department would recommend approval.

Mrs. Smith stated the Planning Department would concur with the Building Department.

Mr. Larry Waye moved to approve this home occupation request as submitted. Mr. Eddie Pike seconded the motion. On a roll-call vote, the motion carried.

CASE NO 3

Application and appeal of Kelley Schultz for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for a mobile optical retail business at 1214 Fremont St SW, property located in a R-2 Single-Family Zoning District.

Ms. Kelley Schultz presented this case to the Board. Ms. Schultz stated she would like to have an office in her home for a mobile optical business. Ms. Schultz explained there would be no one coming to her home, she would go off-site.

Mr. Sims stated based on Ms. Schultz's public testimony the Building Department would recommend approval.

Mrs. Smith stated as long as there were no clients coming to the home, the Planning Department would recommend approval.

Mr. Greg Dobbs moved to approve this home occupation request as submitted. Mr. Collis Stevenson seconded the motion. On a roll-call vote, the motion carried.

CASE NO 4

Application and appeal of Nisha Patel for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for on-line jewelry sales at 1218 Goldridge Dr SW, Apt 3, property located in an R-4 Multi-Family Zoning District.

Ms. Nisha Patel presented this case to the Board. Ms. Patel stated she would like an administrative office to sell jewelry on-line. Ms. Patel further stated the owner was aware of her request.

Mr. Sims stated based on Ms. Patel's public testimony the Building Department would recommend approval.

Mrs. Smith stated the Planning Department would recommend approval.

Mr. Eddie Pike moved to approve this home occupation request as submitted. Mr. Larry Way seconded the motion. On a roll-call vote, the motion carried.

CASE NO 5

Application and appeal of Laura Kirk for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for an on-line retail business at 2710 Ashville Dr SW, property located in a R-2 Single-Family Zoning District.

Ms. Laura Kirk presented this case to the Board. Ms. Kirk stated she would like a home office to retail and wholesale clothing on-line.

Mr. Larry Way asked her how exactly she would be conducting business. Ms. Kirk replied she would be selling clothes and accessories via the internet; no one would come to her home.

Mr. Sims stated the Building Department would recommend approval with the understanding that this business be kept to a small scale; if the volume of this business becomes large she would need to find a commercial site.

Mrs. Smith asked the applicant if she would be monograming. Ms. Kirk replied, "no". Mrs. Smith stated the Planning Department would recommend approval.

Mr. Greg Dobbs moved to approve this home occupation request as submitted. Mr. Larry Way seconded the motion. On a roll-call vote, the motion carried.

CASE NO 6

Application and appeal of Lynne Carver for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for on-line book sales at 3113 Burningtree Mtn Rd SE, property located in a R-1 Single-Family Zoning District.

Ms. Lynne Carver presented this case to the Board. Ms. Carver stated she had written a book and wanted to be able to sell the book direct to the customers who did not want to order on-line. Ms. Carver stated she would like an administrative office to be able to get her license and pay her sales tax.

Mr. Sims stated the Building Department would recommend approval.

Mrs. Smith stated the Planning Department had no comment.

Mr. Larry Waye moved to approve this home occupation as submitted. Mr. Greg Dobbs seconded the motion. On a roll-call vote, the motion carried.

CASE NO 7

Application and appeal of Tyler Weatherford for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for a foreclosure clean up business at 50 Wilson ST NE Apt 221-A, property located in an R-4 Multi-Family Zoning District.

Mr. Tyler Weatherford presented this case to the Board. Mr. Weatherford stated he would like an administrative office for a foreclosure clean up business. Mr. Weatherford explained he would be cleaning the yards and houses and doing some minor repairs to the structures when needed.

Mr. Larry Waye inquired where he would keep his equipment. Mr. Weatherford stated he had a storage locker off-site.

Mr. Sims of the Building Department and Mrs. Smith of the Planning Department both stated they would recommend approval.

Mr. Larry Waye moved to approve this home occupation request as submitted. Mr. Greg Dobbs seconded the motion. On a roll-call vote, the motion carried.

CASE NO 8

Application and appeal of Reginald Gibbs for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for a mobile DJ service at 1839 West Brownstone Ct SW, property located in a R-6 Residential Single-Family Semi-attached Zoning District.

Mr. Reginald Gibbs presented this case to the Board. Mr. Gibbs stated he would like an administrative office to do paperwork for a mobile DJ service. Mr. Gibbs also stated there would be no clients coming to his home.

Mr. Sims of the Building Department and Mrs. Smith of the Planning Department both stated they would recommend approval.

Mr. Eddie Pike moved to approve this home occupation request as submitted. Mr. Larry Waye seconded the motion. On a roll-call vote, the motion carried.

CASE NO 9

Application and appeal of Deanna Terry Cox for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning

Ordinance to have an administrative office for a residential cleaning service at 3506 Sierra Dr SW, property located in a R-2 Single-Family Zoning District.

Ms. Deanna Terry Cox presented this request to the Board. Ms. Cox stated she would like a home office for her residential cleaning business. Ms. Cox also stated she would store her supplies in her garage.

Mr. Sims of the Building Department and Mrs. Smith of the Planning Department both stated they would recommend approval.

Mr. Greg Dobbs moved to approve this home occupation request. Mr. Eddie Pike seconded the motion. On a roll-call vote, the motion carried.

CASE NO 10

Application and appeal of Sherry Lowery for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for on-line and off-site jewelry sales at 2021 Duncansby Dr SW, property located in a R-2 Single-Family Zoning District.

Ms. Sherry Lowery presented this case to the Board. Ms. Lowery stated she would like a home office to make and sell jewelry. Ms. Lowery stated she would like to go to craft shows and Third Friday's downtown to sell her jewelry. Additionally, Ms. Lowery stated if it was allowed, she would to have some sales parties at her home.

Mrs. Smith explained to the applicant she would need to go before the Decatur Downtown Redevelopment Authority for permission to participate in Third Friday.

Mr. Sims explained she would be allowed to have four sales parties per year according to the Zoning Ordinance. Additionally, Mr. Sims stated as long as the jewelry making was not mass produced but instead kept to a minimum the Building Department would recommend approval.

Mrs. Smith asked if blow torches were used in the making of her jewelry. Ms. Lowery replied, "no". Mrs. Smith stated the Planning Department would recommend approval.

Mr. Eddie Pike moved to approve this home occupation request as submitted. Mr. Larry Waye seconded the motion. On a roll-call vote, the motion carried.

CASE NO 11

Application and appeal of Kevin Breuers for a use permitted on appeal from Section 25-2(1) of the Zoning Ordinance in order to construct a steel building in the side yard at 3821 Rural Grove Rd SE, property located in an AG-1 Agricultural Zoning District.

Mr. Kevin Breuers presented this case to the Board. Mr. Breuers stated he would like to construct a steel building in the side yard where a barn used to be located on his property. Mr. Breuers also stated he had multiple septic lines in the backyard along with sloping land and many trees. Additionally, Mr. Breuers stated he had talked with his neighbors and they had no problem with his request.

Mr. Sims stated the Building Department would recommend approval.

Mrs. Smith stated there were multiple hardships with this case; the slope of the land, the location of the septic line and many trees, therefore; the Planning Department would recommend approval.

Mr. Greg Dobbs moved to approve this variance request as submitted. Mr. Larry Wayne seconded the motion. On a roll-call vote, the motion carried.

CASE NO 12

Application and appeal of Pugh Wright McAnally, Inc. for a use permitted on appeal from Section 25-2(1) of the Zoning Ordinance in order to construct a detached garage in the side yard at 3720 South Woodtrail Rd SW, property located in an AG-1 Agricultural Zoning District.

Mr. Blake McAnally represented the owners and presented this case to the Board. Mr. McAnally stated the owners would like to construct a detached garage in the side yard due to the elevation of the land making it impossible to construct elsewhere.

Mr. Sims stated the Building Department would recommend approval.

Mrs. Smith stated the Planning Department would recommend approval due to the hardship with the topography of the land.

Mr. Eddie Pike moved to approve this variance request as submitted. Mr. Collis Stevenson seconded the motion. On a roll-call vote, the motion carried.

CASE NO 13

Application and appeal of J. Robert Fite for a 25 foot setback variance from Section 25-78 of the Zoning Ordinance in order to erect a sign at 1210 14th Ave SE, property located in a MC Medical Zoning District.

Mr. J. Robert Fite presented this case to the Board. Mr. Fite stated he was representing Alabama Urology and would like to erect a monument sign but needed a 25 foot setback variance in order to do so. Mr. Fite also stated there was a line-of-sight hardship with this case.

Mr. Sims stated the Building Department would recommend approval.

Mrs. Smith stated the Planning Department had no comment.

Mr. Greg Dobbs moved to approve this setback request as submitted. Mr. Larry Waye seconded the motion. On a roll-call vote, the motion carried.

CASE NO 14

Application and appeal of Pugh Wright McAnally, Inc. for two variances from Section 25-78 of the Zoning Ordinance in order to erect a sign at 133 4th Ave NE., property located in a B-5 Central Business Zoning District.

- 1) Requesting a 21 foot setback variance from 4th Ave NE
- 2) Requesting a 17.37 foot setback variance from Holly St NE.

Mr. George Barran recused himself from the voting and Mr. Charles Taylor sat in for the voting. Mr. Larry Waye acted as Chairman.

Mr. Blake McAnally presented this case to the Board. Mr. McAnally explained Cook's Museum wanted to be able to put up two arched landscaped walls that would contain lettering thereby making them fall under the sign ordinance guidelines. Mr. McAnally further explained they would need a variance in order to put the wall/signs where they are needed. Mr. McAnally also stated they are trying to put a 21st century building in a 19th century neighborhood which creates a hardship.

Mr. Greg Dobbs asked Mr. Sims of the Building Department if lettering the walls made them fall under the sign ordinance. Mr. Sims replied, "yes".

Mr. Sims stated the Building Department would recommend approval.

Mrs. Smith explained Holly Street had 40 feet of Right-of-Way which is sub-standard but workable. The Right-of-Way on 4th Ave was eighty feet. During the time this was done, the practice was to put the sidewalks at the edge of the Right-of-Way; this makes vacating it difficult thus causing the property owner some hardship. Mrs. Smith stated the Planning Department would recommend approval since a hardship was present.

Mr. Greg Dobbs moved to approve this variance request as submitted. Mr. Collis Stevenson seconded the motion. On a roll-call vote, the motion carried.

Mr. George Barran, Larry Waye and Charles Taylor resumed their prior position on the Board.

CASE NO 1

Application and appeal of Theatis French III for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for an event planning business at 1614 Marion St SW, property located in a R-3 Single-Family Zoning District.

This case was called again – Mr. Theatis French III presented this case to the Board. Mr. French stated he would like an administrative office for an event planning business.

Mr. Sims stated the Building Department would recommend approval.

Mrs. Smith asked the applicant if there would be any food preparation at his home or any contracted out and would there be any storage of food. Mr. French replied, “no”. Mrs. Smith then stated the Planning Department would recommend approval.

Mr. Eddie Pike moved to approve this home occupation request as submitted. Mr. Collis Stevenson seconded the motion. On a roll-call vote, the motion carried.

The meeting adjourned at 4:40

Chairman, George Barran

MINUTES NOVEMBER 25, 2014

MEMBERS PRESENT: Chairman, George Barran Messrs., Mr. Eddie Pike, Mr. Greg Dobbs
Mr. Larry Waye and Ms. Frances Tate

SUPERNUMERARIES: Mr. Charles Taylor

OTHERS PRESENT: Mr. Wally Terry, Director
.....and Custodian of Records
Mr. Herman Marks, City Attorney
Mr. Chip Alexander, Asst. City Attorney
Mrs. Karen Smith, Planner
Mr. Bob Sims, Building Inspector
Ms. Judy Bosworth, Recorder

Chairman George Barran called the meeting to order at 4:00 p.m. in the Council Chambers at City Hall. Mr. Bob Sims called the roll.

Ms. Frances Tate moved to **approve** the minutes of the October meeting as printed. Mr. Greg Dobbs seconded the motion. On a voice vote, the motion carried.

The Board considered the following applications and appeals.

CASE NO 1

Application of Phyllis Smith for an appeal of an Administrative Decision from Section 25-11.2 of the Zoning Ordinance to have an administrative office for a residential cleaning business at 916 5th Ave SE, Unit B, property located in a RD Redevelopment Zoning District.

Ms. Phyllis Smith presented this case to the Board. Ms. Smith stated she would like an administrative office for a cleaning business. Ms. Smith also stated the owner was aware of her request and had no problem with her having a cleaning business.

Mr. Larry Waye stated there could be no employees coming to her home to meet for work, and there would only be a few cleaning supplies allowed at the home.

Mr. Sims stated the Building Department would recommend approval.

Mrs. Karen Smith stated this request was for an administrative office in a RD Redevelopment Zoning District; therefore, the Building Codes should come into effect. Mrs. Karen Smith also stated this is not really a home occupation because of the type zoning, therefore the Planning Department would recommend denial.

Mr. Greg Dobbs asked if the RD District was technically a business classification and therefore would potentially need to meet the building codes?

Mr. Sims of the Building Department stated this is an office in a residential structure located in a business class and should be brought up to code.

Chairman, George Barran explained to the applicant her home is located in a RD District which is also a Business District but he felt the Board could work with having an administrative office in this location.

Mr. Larry Waye moved to approve this appeal of an Administrative Decision as submitted with the understanding no employees could come to the home and no supplies could be stored other than regular house-hold supplies. Mr. Greg Dobbs seconded the motion. On a roll-call vote, the motion carried.

CASE NO 2

Application and appeal of Marlon Birdsong for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office to sell dresses on-line at 2908 Ashville Dr SW, property located in a R-2 Single-Family Zoning District.

This case was moved to the end of the docket when no one came forward to present the case when called.

CASE NO 3

Application and appeal of Annie Balentine for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for a residential cleaning business at 403 7th Ave NW, property located in a R-4 Multi-Family Zoning District.

This case was moved to the end of the docket because no one came forward to present the case when called.

CASE NO 4

Application and appeal of Chris Armor for a 7.5 foot rear-yard setback variance to Section 25-11 of the Zoning Ordinance in order to be allowed to keep the structure at 812 Bradley St SW, property located in a B-1 Business Zoning District.

Mr. Chris Armor presented this case to the Board. Mr. Armor stated he was requesting reinstatement of the variance that was previously relinquished. Mr. Armor also stated the building is now completed and the building final inspection has been performed by the Building Department.

Mr. Sims stated the Building Department would recommend approval.

Mrs. Smith stated the Planning Department had no comment.

Mr. Eddie Pike moved to approve this request as submitted. Mr. Greg Dobbs seconded the motion. On a roll-call vote, the motion carried.

CASE NO 5

Application and appeal of Ken Lett for a use permitted on appeal to Section 25-12.1 of the Zoning Ordinance to be able to manufacture popcorn at 3504 Danville Rd SW, property located in a AG-2 Zoning District.

Mr. Ken Lett presented this case to the Board. Mr. Lett stated he purchased a commercial building and wanted to manufacture popcorn for wholesale purposes. Mr. Lett also stated he would employ three or four persons to help with the operation.

Mr. Sims stated the Building Department would recommend approval with caution to Mr. Lett that this business does not develop into a large scale operation.

Mrs. Smith stated the Planning Department would agree with the Building Department as long as there were no retail sales.

Mr. Larry Waye moved to approve this request with the condition there be no on-site sales or retail sales for this business. Mr. Greg Dobbs seconded the motion. On a roll-call vote, the motion carried.

CASE NO 6

Application and appeal of Dr. Paul Bishop for a variance to Section 25-16(6) of the Zoning Ordinance to allow double loaded parking spaces for employees only to be included in the parking calculations at 431 Johnston St SE, property located in a B-2 General Business Zoning District.

Mr. John Underwood of Shoal Architects represented Dr. Paul Bishop and presented this case to the Board. Mr. Underwood stated the application presented to the Board requested double loaded parking but they actually just need one more parking space.

Chairman, George Barran asked if they would be happy with a one space variance. Mr. Underwood stated, "yes".

Mr. Sims stated the Building Department would recommend approval.

Mrs. Smith stated the Planning Department would recommend approval.

Mr. Eddie Pike moved to approve this variance request as submitted. Mr. Larry Waye seconded the motion. On a roll-call vote, the motion carried.

CASE NO 2

Application and appeal of Marlon Birdsong for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office to sell dresses on-line at 2908 Ashville Dr SW, property located in a R-2 Single-Family Zoning District.

This case was called again. Mr. Birdsong presented this case to the Board. Mr. Birdsong stated he was seeking an administrative office to have an on-line boutique to sell clothing. Mr. Birdsong also stated he would store a small amount of inventory but would be using only one room for his administrative office.

Ms. Frances Tate cautioned Mr. Birdsong to be careful not to stockpile items and also stated no employees could come to the home.

Mr. Sims of the Building Department and Mrs. Smith of the Planning department both stated they would recommend approval.

Mr. Eddie Pike moved to approve this home occupation as submitted. Mr. Larry Waye seconded the motion. On a roll-call vote, the motion carried.

CASE NO 3

Application and appeal of Annie Balentine for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for a residential cleaning business at 403 7th Ave NW, property located in a R-4 Multi-Family Zoning District.

This case was called again and then dismissed by the Board when no one came forward to present the case.

The meeting adjourned at 4:23

Chairman, George Barran

AGENDA FEBRUARY 24, 2015

CASE NO 1

Application and appeal of Stacey Staten for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for a residential and commercial painting and cleaning business at 104 Hillside Rd SW, property located in a R-2 Residential Single-Family Zoning District.

CASE NO 2

Application and appeal of Tyler L. Grant for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for making vinyl signs, decals and T-shirts via the internet at 401 Brookhaven St SW, property located in a R-2 Residential Single-Family Zoning District.

CASE NO 3

Application and appeal of James Pointer for a use permitted on appeal to Section 25-113 of the Zoning Ordinance to have a temporary seasonal business to sell produce in the parking lot at 1502 West Moulton ST, property located in a M-1 Light Industry Zoning District.

CASE NO 4

Application and appeal of J & M Signs for a 24 foot setback variance to Section 25-78(d) of the Zoning Ordinance to install a detached identification sign at 715 6th Ave SE, property located in a B-6 Business Office Zoning District.



APPLICATION FOR APPEAL TO THE BOARD OF ZONING
ADJUSTMENT
CITY OF DECATUR, ALABAMA

| | |
|------------------------------------|--------------------|
| APPLICANT NAME: | Stacey Staten |
| MAILING ADDRESS: | 104 Hillside Rd SW |
| PLEASE INCLUDE CITY, STATE AND ZIP | Decatur, AL 35601 |
| PHONE: | (256) 758 9580 |
| PROPERTY OWNER NAME: | Stacey Staten |
| MAILING ADDRESS: | 104 Hillside Rd SW |
| PLEASE INCLUDE CITY, STATE AND ZIP | Decatur, AL 35601 |
| PHONE: | (256) 758-9580 |

PROPERTY LOCATION/STREET ADDRESS FOR REQUEST:

104 Hillside Rd SW Decatur, AL 35601

NATURE OF THE APPEAL:

☒ HOME OCCUPATION ☐ SETBACK VARIANCE ☐ USE PERMITTED ON APPEAL

☐ SIGN VARIANCE ☐ APPEAL OF ADMINISTRATIVE DECISION ☐ OTHER

DESCRIBE IN DETAIL THE REQUEST: Zoning Variance Administrative
purposes only for painting/cleaning only. Residential/
Commercial

| | |
|---|---------------------------------|
| APPLICANT SIGNATURE <u>Stacey Staten</u> | OFFICE USE ONLY |
| PRINT NAME <u>Stacey Staten</u> | REVIEWED BY: <u>[Signature]</u> |
| DATE <u>01/30/15</u> | ZONING DISTRICT: <u>R-2</u> |
| | HEARING DATE: <u>2/24/14</u> |
| | APPROVED/DISAPPROVED: _____ |

The Board of Zoning Adjustment meets the LAST Tuesday of each month at 4:00 PM in the Council Chambers of City Hall. Applications must be filed by the 10th of the month. Applicants MUST be present in order for the case to be heard. Please request a copy of this application.

CASE NO 1 104 HILLSIDE RD SW



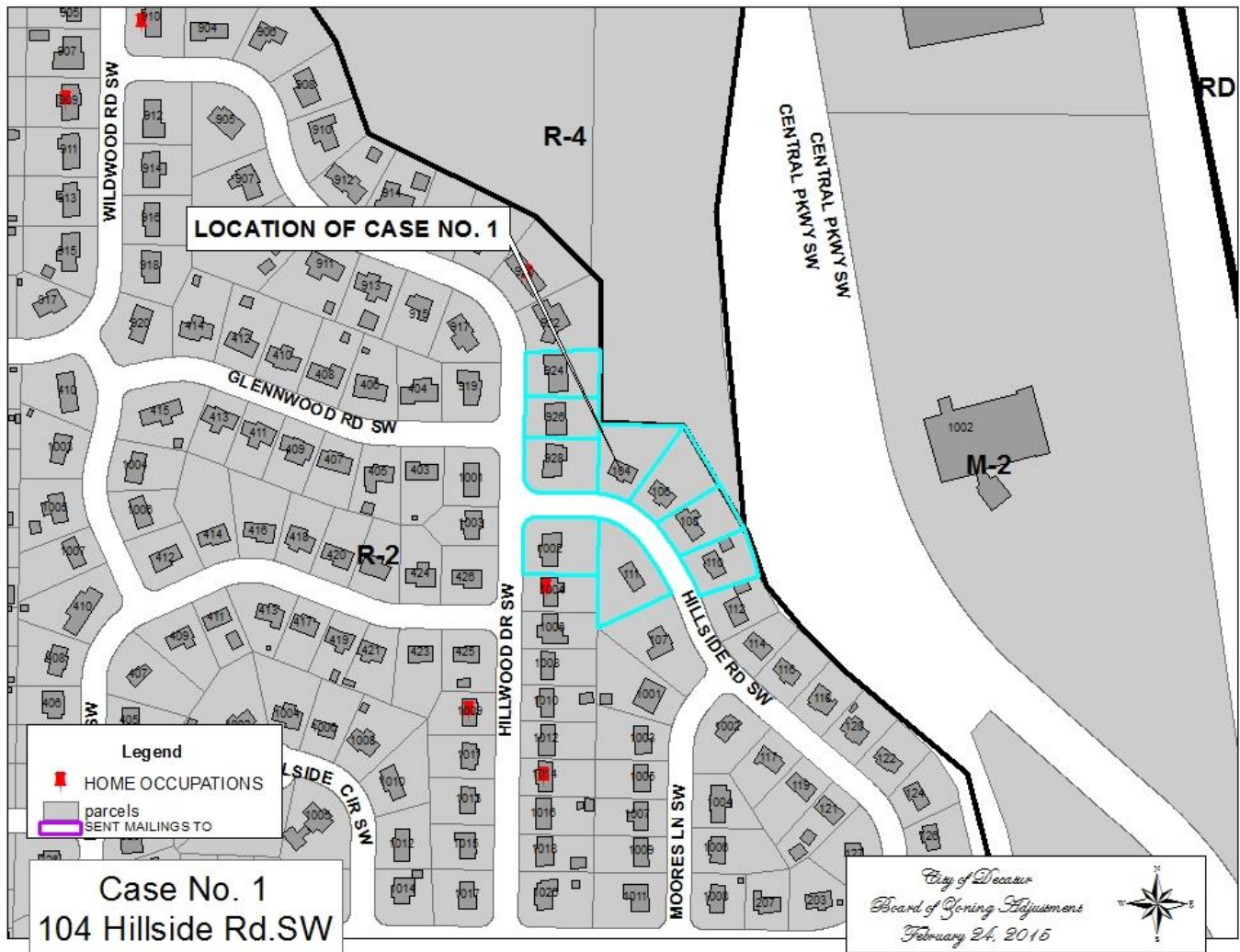
HOME OCCUPATION QUESTIONS

CHECK YES OR NO FOR EACH QUESTION

1. Is the occupation* applied for (administrative office, making of crafts, sewing, etc.,) conducted entirely within the dwelling? YES ☒ NO ☒
**note: This refers to only the work being done at your home.*
2. Does the occupation produce sounds, colors or other audible or visible evidence of a home occupation being present? YES ☐ NO ☒
3. Is there advertising on the premises or your vehicles? YES ☐ NO ☒
4. Is more than one room within the home used for the home occupation? YES ☐ NO ☒
5. Are there any explosives or highly combustible materials used or stored within the home in connection with this home occupation? YES ☐ NO ☒
6. Does the home occupation produce any electrical interference, smoke, dust, or noise, which may be offensive? YES ☐ NO ☒
7. Is there any increase in traffic connected with this home occupation? YES ☐ NO ☒
8. Will there be any more than one sales party at you home per quarter related to this home occupation? YES ☐ NO ☒
9. Will this home occupation result in increased parking demands? YES ☐ NO ☒
10. Will there be any deliveries to the home other than the usual common carrier trucks serving a residential area such as UPS, FedEx, Airborne Freight? YES ☐ NO ☒
11. Will there be any employees of this home occupation other than members of the family living in the home? YES ☐ NO ☒

SIGNED: _____ DATE: 1-30-15

ADDRESS: 104 Hillside Rd SW Decatur, AL 35601



LOCATION MAP 104 HILLSIDE RD SW



**APPLICATION FOR APPEAL TO THE BOARD OF ZONING
ADJUSTMENT
CITY OF DECATUR, ALABAMA**

| | |
|---|---|
| APPLICANT NAME: | <u>TYLER L. GRANT</u> |
| MAILING ADDRESS: PLEASE INCLUDE CITY, STATE AND ZIP | <u>401 BROOKHAVEN ST SW DECATUR, AL 35601</u> |
| PHONE: | <u>256-466-0038</u> |
| PROPERTY OWNER NAME: | <u>TYLER L. GRANT</u> |
| MAILING ADDRESS: PLEASE INCLUDE CITY, STATE AND ZIP | <u>401 BROOKHAVEN ST SW DECATUR, AL 35601</u> |
| PHONE: | <u>256-466-0038</u> |

PROPERTY LOCATION/STREET ADDRESS FOR REQUEST:
401 BROOKHAVEN ST SW DECATUR, AL 35601

NATURE OF THE APPEAL:

| | | |
|---|--|--|
| <input checked="" type="checkbox"/> HOME OCCUPATION | <input type="checkbox"/> SETBACK VARIANCE | <input type="checkbox"/> USE PERMITTED ON APPEAL |
| <input type="checkbox"/> SIGN VARIANCE | <input type="checkbox"/> APPEAL OF ADMINISTRATIVE DECISION | <input type="checkbox"/> OTHER |

| | |
|---|------------------------------------|
| DESCRIBE IN DETAIL THE REQUEST: <u>HOME OFFICE FOR SMALL BUSINESS</u> <u>MAKING VINYL SIGNS, DECALS, AND TSHIRTS. BUSINESS WILL BE</u> <u>CONDUCTED VIA INTERNET. NO CUSTOMERS WILL COME TO THE</u> <u>HOME.</u> | |
| APPLICANT SIGNATURE <u>Tyler L Grant</u> | OFFICE USE ONLY |
| PRINT NAME <u>TYLER L GRANT</u> | REVIEWED BY: <u>Judy</u> |
| DATE <u>2-09-2015</u> | ZONING DISTRICT: <u>R2</u> |
| | HEARING DATE: <u>FEB. 24, 2015</u> |
| | APPROVED/DISAPPROVED: _____ |

The Board of Zoning Adjustment meets the LAST Tuesday of each month at 4:00 PM in the Council Chambers of City Hall. Applications must be filed by the 10th of the month. Applicants MUST be present in order for the case to be heard. Please request a copy of this application.

CASE NO 2 401 BROOKHAVEN ST SW

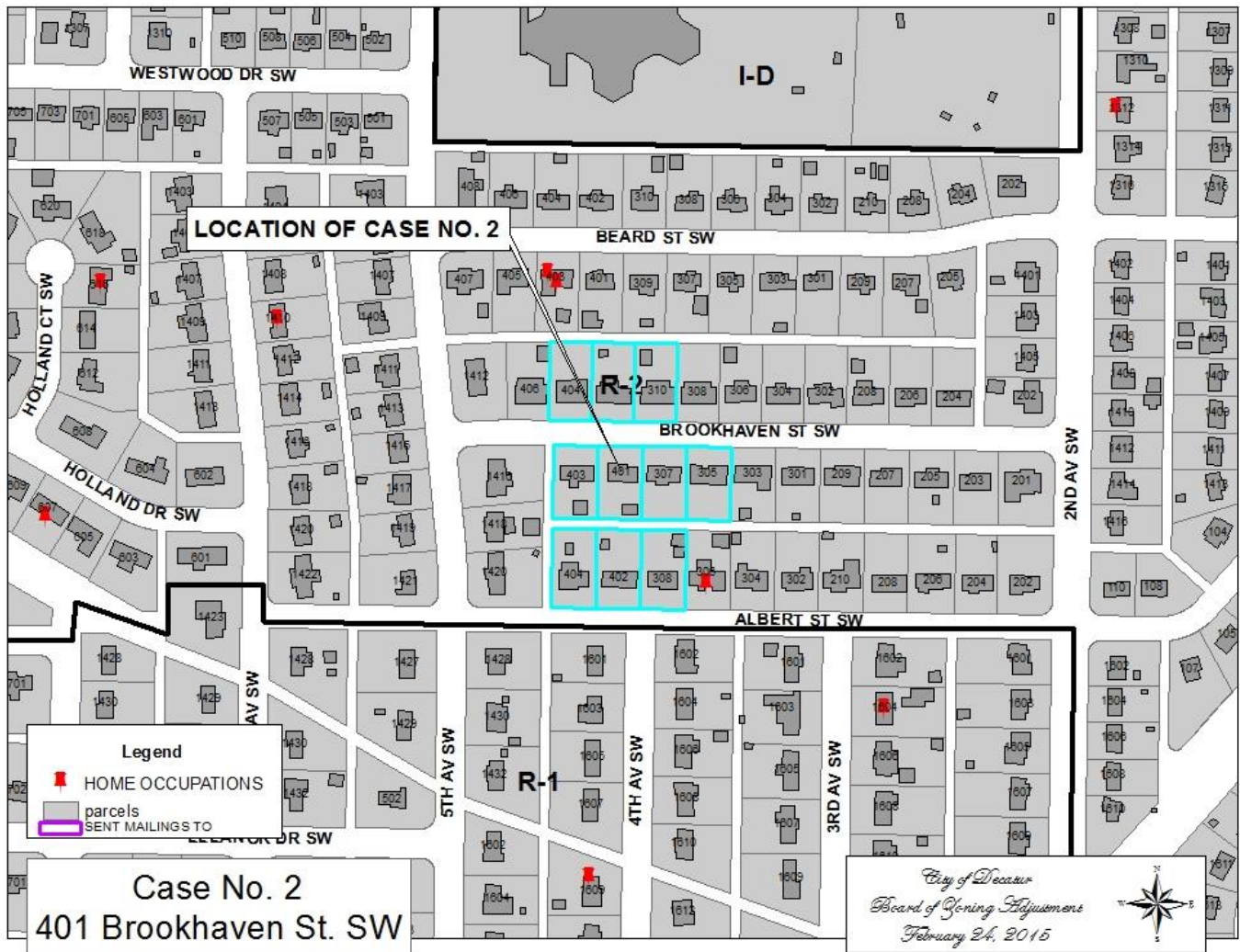
HOME OCCUPATION QUESTIONS

CHECK YES OR NO FOR EACH QUESTION

1. Is the occupation* applied for (administrative office, making of crafts, sewing, etc.,) conducted entirely within the dwelling? YES X NO ___ *note: this refers to only the work being done at your home.
2. Does the occupation produce sounds, colors or other audible or visible evidence of a home occupation being present? YES ___ NO X
3. Is there advertising on the premises or your vehicles? YES ___ NO X
4. Is more than one room within the home used for the home occupation? YES ___ NO X
5. Are there any explosives or highly combustible materials used or stored within the home in connection with this home occupation? YES ___ NO X
6. Does the home occupation produce any electrical interference, smoke, dust, or noise, which may be offensive? YES ___ NO X
7. Is there any increase in traffic connected with this home occupation? YES ___ NO X
8. Will there be any more than one sales parties at you home per quarter related to this home occupation? YES ___ NO X
9. Will this home occupation result in increased parking demands? YES ___ NO X
10. Will there be any deliveries to the home other than the usual common carrier trucks serving a residential area such as UPS, Fed-Ex, Airborne Freight? YES ___ NO X
11. Will there be any employees of this home occupation other than members of the family living in the home? YES ___ NO X

SIGNED: Tyler L. Davis DATE: 2-9-15
ADDRESS: 401 Brookhaven St SW Decatur, AL 35601

QUESTIONNAIRE



LOCATION MAP 401 BROOKHAVEN ST SW



CITY OF DECATUR

BOARD OF ZONING ADJUSTMENT APPLICATION

APPLICANT: James pointer
MAILING ADDR: 318 Fireth Avenue northwest Decatur 35601
CITY STATE ZIP: Decatur ALABAMA 35601
PHONE: 256-353-7872

PROPERTY OWNER: Jerrell Oaks
OWNER ADDR: 1502 W Moulton Street
CITY STATE ZIP: Decatur ALA 35601
OWNER PHONE: 256-353-7100

ADDRESS FOR APPEAL: 1502 W. moulton street Decatur ALA. 35601

NATURE OF APPEAL:

- ☐ HOME OCCUPATION ☐ SETBACK VARIANCE ☐ SIGN VARIANCE
☒ USE PERMITTED ON APPEAL ☐ APPEAL OF ADMINISTRATIVE DECISION
☐ OTHER ☐ SURVEY FOR VARIANCES ATTACHED ☐ DRAWINGS FOR VARIANCES ATTACHED

Temporary occupancy of A Business License

***** Applicants MUST be present in order for the case to be heard*****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES, # FOR PARKING, HARDSHIP, TYPE OF BUSINESS)

Want to sell produce

APPLICANT SIGNATURE:

James Pointer

PRINT NAME:

James pointer

DATE:

2/4/15

OFFICE USE ONLY:

RECEIVED BY: Cindy

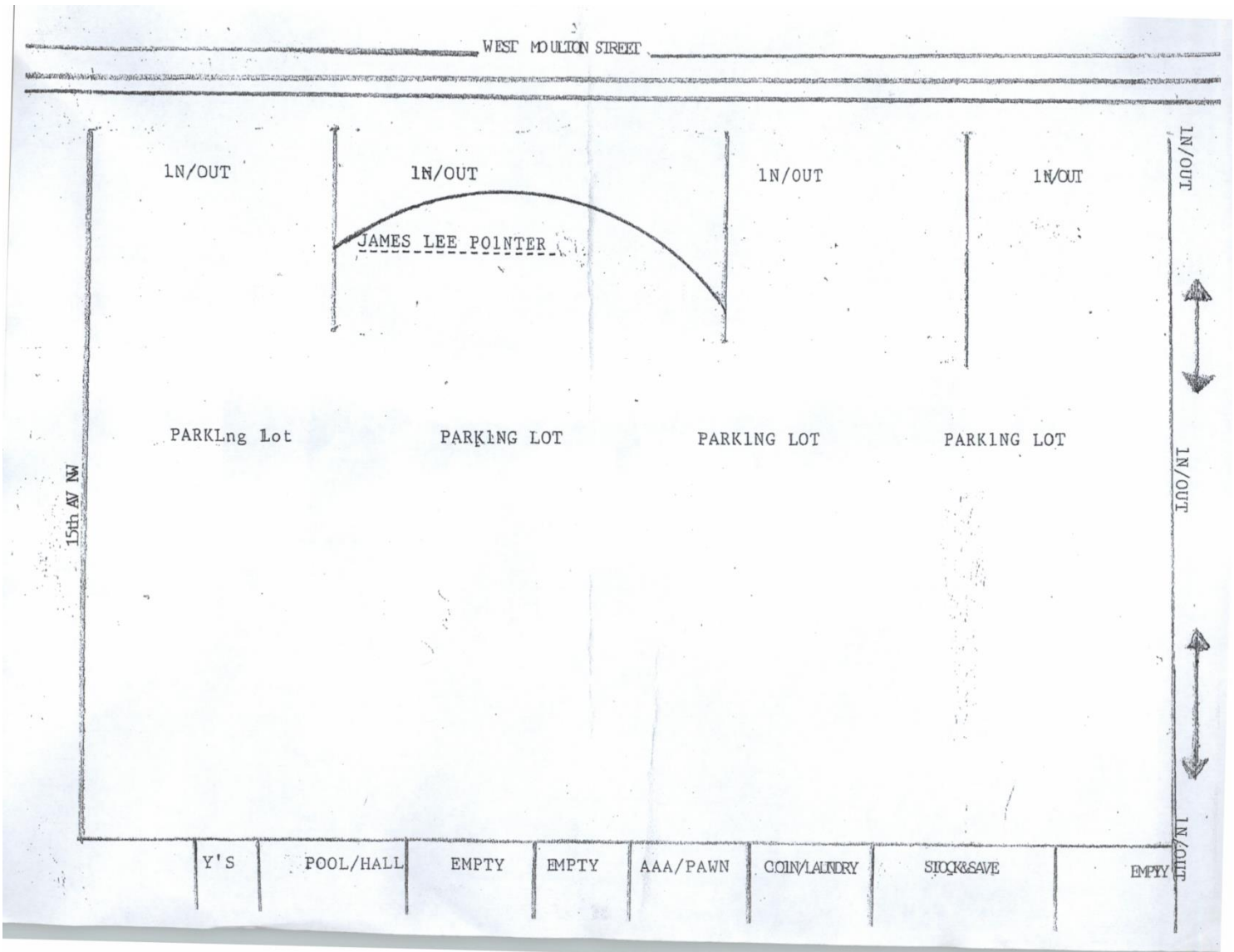
ZONING DISTRICT: M-1

HEARING DATE: Feb. 24th at 4:00 p.m.

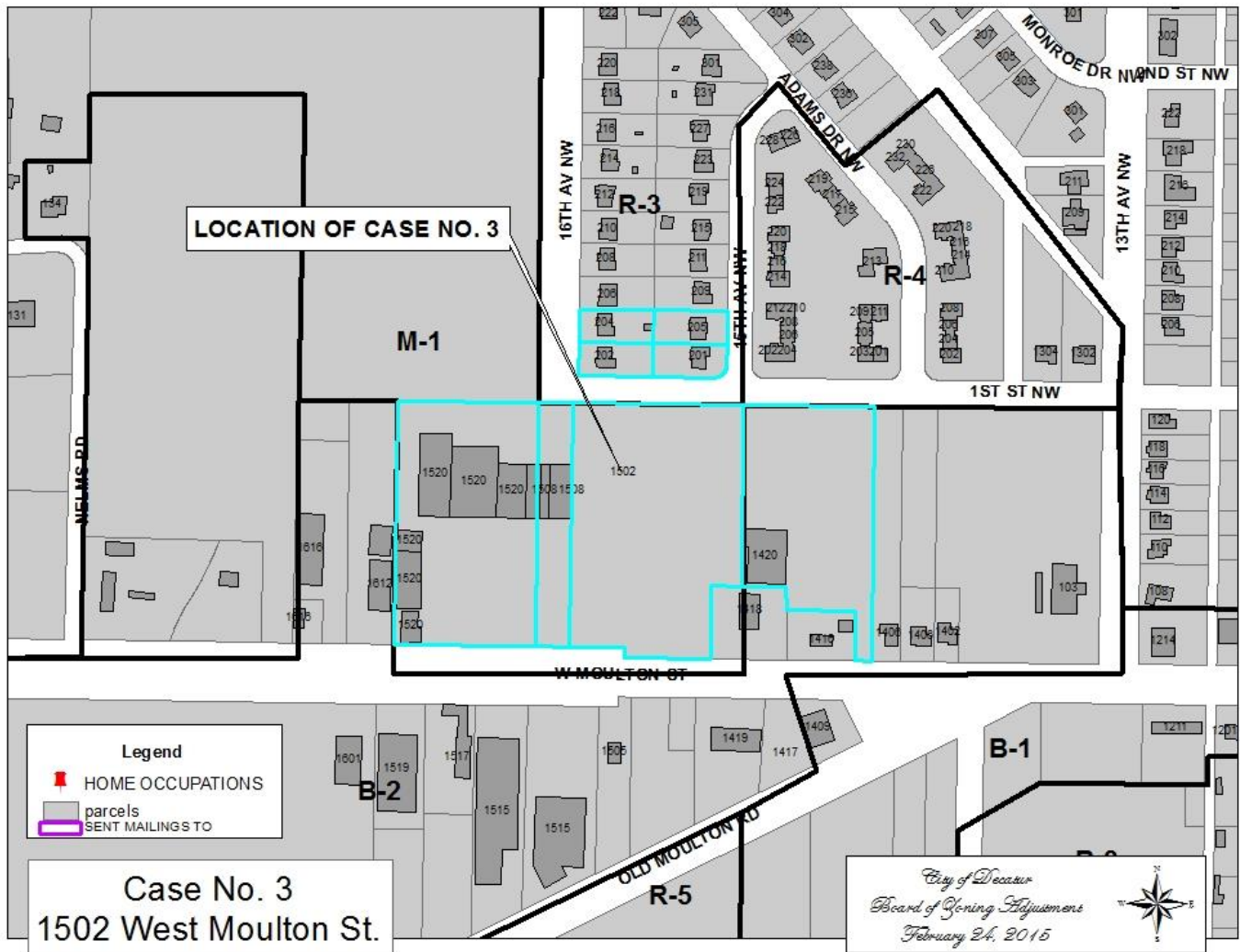
APPROVED/DISAPPROVED: _____

The Board of Zoning Adjustment meets the last Tuesday of each month at 4:00 PM in the Council Chambers on first floor of City Hall. Applications must be filed by the 10th of the month to be heard the last Tuesday of the month. Applicants MUST be present in order for the case to be heard. Request a copy of this application.

CASE NO 3 1502 MOULTON ST W



DRAWING



LOCATION MAP 1502 WEST MOULTON ST



A Grand City on a CHARMING SCALE

Board of Zoning Adjustment

APPLICANT: JIM SKINS
MAILING ADDR: PO BOX 275
CITY STATE ZIP: DECATUR, AL 35602
PHONE: 353-8801

PROPERTY OWNER: AGERACARE
OWNER ADDR: 715 6th AVE
CITY STATE ZIP: DECATUR, AL
OWNER PHONE: 350-8688

SUBJECT ADDRESS FOR APPEAL: 715 6th Ave

NATURE OF APPEAL:

- | | | |
|--|--|--|
| <input type="checkbox"/> HOME OCCUPATION | <input type="checkbox"/> SETBACK VARIANCE | <input checked="" type="checkbox"/> SIGN VARIANCE |
| <input type="checkbox"/> USE PERMITTED ON APPEAL | <input type="checkbox"/> APPEAL OF ADMINISTRATIVE DECISION | |
| <input type="checkbox"/> OTHER | <input type="checkbox"/> SURVEY FOR VARIANCES ATTACHED | <input type="checkbox"/> DRAWINGS FOR VARIANCES ATTACHED |

PLEASE NOTE Applicants or Duly Appointed Representative, listed above MUST be present in order for the case to be heard

DESCRIBE APPEAL IN DETAIL: (INCLUDE: DIMENSIONS, # FT FOR VARIANCES; # FOR PARKING; HARDSHIP; TYPE OF BUSINESS.)

24' SETBACK VARIANCE
CODE CALLS FOR 25' SETBACK. BUILDING IS SETBACK
13' FROM LINE. ~~VAR~~ EXACT SITUATION TO
VARIANCE GRANTED NEXT DOOR FOR VISITORS CENTER

Applicant Name(print) CARLTON MCMASTERS
Signature [Signature]
Representative Name(print) _____
Signature _____
Date 2/10/15

If applicant is using a representative for the request both signatures are required.

Office Use
Received By [Signature]
Zone B-C
Hearing Date _____
Approved/Disapproved _____

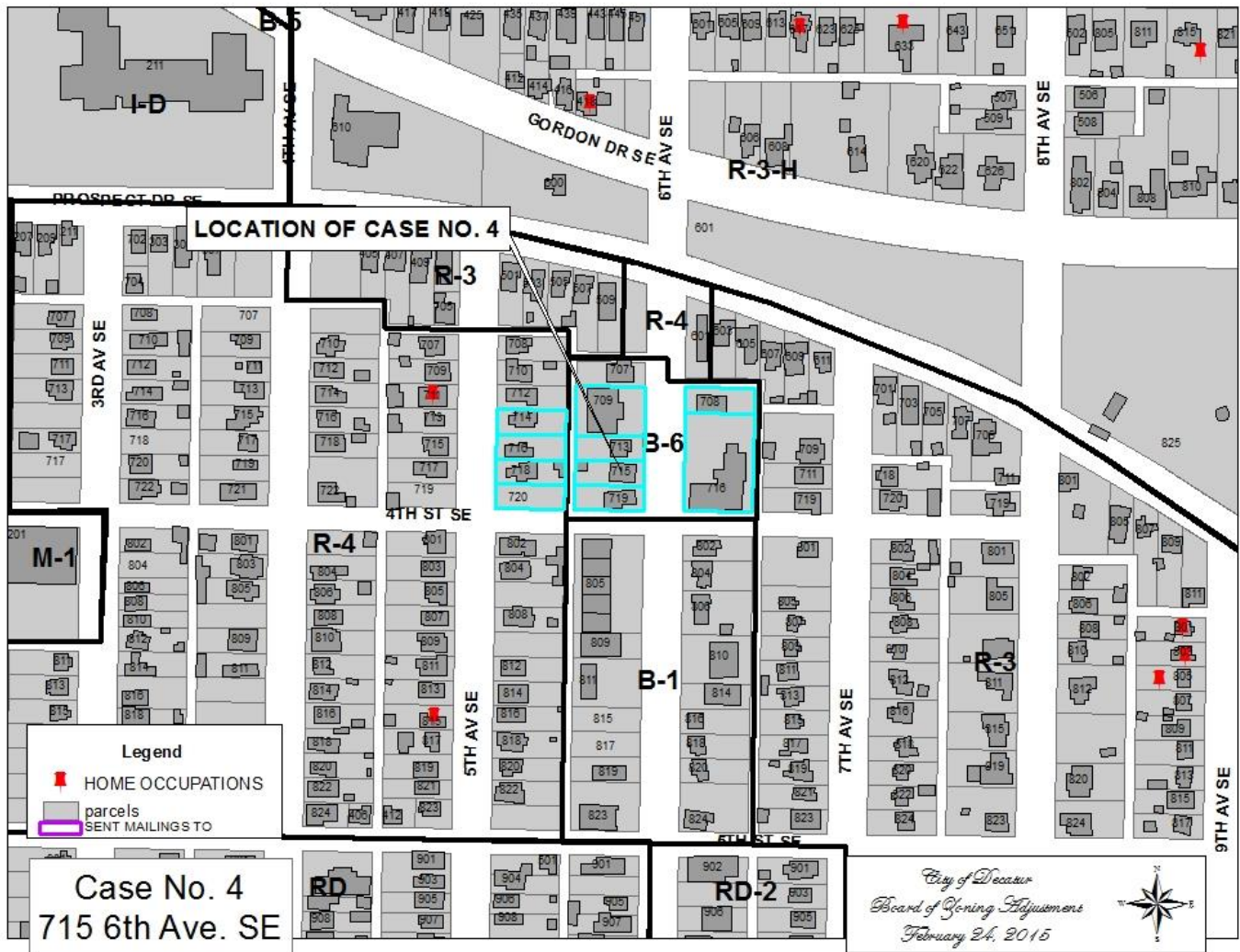
The Board of Zoning Adjustment meets the **last Tuesday** of each month at 4:00 PM in the Council Chambers on first floor of City Hall. Applications must be filed in the **BUILDING DEPARTMENT** by the **10th** of the month to be heard the last Tuesday of the month.

cc-78 (d)

CASE NO 4 715 6TH AVE SE



PICTURE OF PROPOSED SIGN LOCATION



LOCATION MAP 715 6TH AVE SE