



ZONING BOARD OF ADJUSTMENT AGENDA

CITY OF BIRMINGHAM

Randall L. Woodfin
Mayor

Edwin Revell
Director

Meeting Date: Thursday, February 28, 2019
Location: City Council Chambers, Third Floor, City Hall
Time: 2:00PM
Pre-Meeting: 1:00PM
Pre-Meeting Location: Department of Planning Engineering & Permits
Conference Room, Fifth Floor

Graymont

ZBA2018-00075

Request: Variance
Applicant: CHRISTOPHER SWAIN
Owner: TABERNACLE BAPTIST CHURCH
Site Address: 600 CENTER ST N 35204
Zip Code: 35204
Legal Description: LOT 11-A SO SMITHFIELD RESUR LOTS 11 THRU 16 BLK 1
Premises/Geographic: 600 Center St N
Description: Variance to allow an approximately 36 SF digital monument sign, illuminated and animated with intermittent light, instead of one name plate, to be lighted with only indirect non-intermittent light, not exceeding 6 SF in area attached to the wall at an entrance pursuant to Title 2, Chapter 1, Article I, Section 7, Subsection 2.10; Variance to allow a sign to be placed in the required front yard with an 18.5 FT front setback instead of the required 25 FT pursuant to Title 2, Chapter 1, Article I, Section 1, Subsection 2.5
Property Zoned: CR5 Contingency Multiple Dwelling District
Parcel Information: Parcel #: 012200344005014000, SE1 of Section 34 , Township 17 S, Range 3 W

Five Points South

ZBA2019-00004

Request: Variance
Applicant: DAN FRITTS
Owner: SISSON JOHN W & DENISE M
Site Address: 1301 17TH AVE S 35205
Zip Code: 35205
Legal Description: LOTS 9 & 10 AND PT OF LOT 8 BLK C ARDIS HEIGHTS SUB 8/32 DESC AS FOLS BEG AT SE COR OF SD LOT 8 TH SWLY 44 FT TH NLY 153 FT TH NELY 33.3 FT TH S 150 FT TO POB
Premises/Geographic: 1301 17th Ave S
Description: Variance to allow a multi-family dwelling development to have approximately 1,433 SF of lot area per family (18 units) instead of the minimum required lot area per family of 2,000 SF pursuant to Title 2, Chapter 1, Article I, Section 7, Subsection 3
Property Zoned: CR5 Contingency Multiple Dwelling District
R3 Single Family District
Parcel Information: Parcel #: 012900122008006000, NW1 of Section 12 , Township 18 S, Range 3 W

Five Points South

ZBA2019-00011

Request: Modification
Applicant: WESLEY VAUGHN
Owner: SOUTHSIDE PARTNERS LLC C/O SHANNON/
Site Address: 1024 20TH ST S 35205
Zip Code: 35205
Legal Description: P O B 310 FT S E OF THE S INTER OF 10TH AVE S & 20TH ST S TH S E 60 FT ALG ST TH S W 151 FT S TH N W 60 FT TH N E 151 FT S TO P O B BEING PT OF BLK 771 BHAM
Premises/Geographic: 1024 20th St S
Description: Modification to allow 0 off-street parking spaces instead of the required 20 off-street parking spaces pursuant to Title 1, Chapter 9, Article VI, Section 6.A.3
Property Zoned: B3 Community Business District
Parcel Information: Parcel #: 012900011011013000, NE1 of Section 01 , Township 18 S, Range 3 W

Overton**ZBA2019-00012**

Request: Special Exception
Applicant: MARJORIE JONES
Owner: JONES ALEXANDER W JR
Site Address: 4291 SICARD HOLLOW RD 35242
Zip Code: 35242
Legal Description: BEG INT W ROW SICARD HOLLOW RD & N LINE SE 1/4 TH W ALONG N LINE OF 1/4 870 FT S TH SWLY 20 FT S TH SWLY 210 FT TH NWLY 95 FT TH SWLY 145 FT TH SWLY 170 FT TH SLY 125 FT TH SELY 485 FT TH SELY 160 FT TH SELY 55 FT TH SELY 105 FT TH SELY 215 FT TH SL
Premises/Geographic: 4291 Sicard Hollow Rd
Description: Special exception to allow an event center in a C2 zoning district pursuant to Title 1, Chapter 4, Article III, Section 6.D
Property Zoned: HZD Holding Zone District
Parcel Information: Parcel #: 01280024400001000, SE1 of Section 24 , Township 18 S, Range 2 W

Redmont Park**ZBA2019-00014**

Request: Variance
Applicant: DAVID BRANDT
Owner: BHAM CITY OF
Site Address: 2630 CAHABA RD 35223
Zip Code: 35223
Legal Description: ALL E 1/2 NE 1/4 LESS U S HWY 280 R/W
Premises/Geographic: 2630 Cahaba Rd
Description: Variance to allow approximately 508 SF of signage (previous variance granted for 244 SF) instead of the 27 SF maximum signage allowed pursuant to Title 2, Chapter 1, Article 1, Section 1, Subsection 2.10
Property Zoned: R3 Single Family District
Parcel Information: Parcel #: 012800071001001000, NE1 of Section 07 , Township 18 S, Range 2 W

Glen Iris**ZBA2019-00015**

Request: Variance
Applicant: CHARLES BEAVERS
Owner: UNIVERSITY FLATS DEVELOPMENT GR
Site Address: 1101 11TH AVE S 35205
Zip Code: 35205
Legal Description: W 70 FT OF LOTS 1 THRU 3 EXC THE SO 13 FT OF LOT 3 BLK 3 GOINGS & GRAVES SUR OF WAVERLY PLACE
Premises/Geographic: 1101 and 1111 11th Ave S
Description: Variance to allow a multiple family dwelling (University Flats) to have a density of 618.55 SF per condominium unit instead of the 2,000 SF minimum lot area for multiple dwellings pursuant to Title 2, Chapter 1, Article I, Section 7, Subsection 3
Property Zoned: CR5 Contingency Multiple Dwelling District
Parcel Information: Parcel #: 012900013013005000, SW1 of Section 01 , Township 18 S, Range 3 W

East Birmingham**ZBA2019-00016**

Request: Variance
Applicant: JOHN MCCARY
Owner: METSO MINERALS INC
Site Address: 1109 37TH PL N 35234
Zip Code: 35234
Legal Description: LOT 1-A THOMAS FOUNDRIES INC 2ND RES
Premises/Geographic: 1109 37th Pl N
Description: Variance to allow the wet flood-proofed construction and/or placement of a warehouse building at an elevation approximately 1.8 feet below the required flood protection elevation, variance of Article VI Section 10, pursuant to Article VIII Section 5.2
Property Zoned: M2 Heavy Industrial District
Parcel Information: Parcel #: 012300194020008000, SE1 of Section 19 , Township 17 S, Range 2 W