

**ZONING BOARD OF ADJUSTMENT
CITY OF BIRMINGHAM**

CASE NO.: ZBA2020-00018 Forest Park

APPLICANT: Eric & Lacy Kamber

OWNER: Eric & Lacy Kamber

SUBJECT: Variance to allow parking in the front yard area Title 1, Chapter 5 Section 7.A.6 page 245

PREMISES: Located at 4230 6th Ave S, Birmingham AL 35222; and situated SE 1/2 OF SW 1/2 OF LOT 3 BLK 18 AVONDALE ALSO LOT B BLK 18 FORESTDALE; lying in the SE of Section 29, Township 17 S, Range 2 W Parcel # 012300294015010000

BE IT RESOLVED by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of Eric & Lacy Kamber, applicant, Variance to allow parking in the front yard area Title 1, Chapter 5 Section 7.A.6 page 245, for a property located at 4230 6th Ave S, Birmingham AL 35222; and situated SE 1/2 OF SW 1/2 OF LOT 3 BLK 18 AVONDALE ALSO LOT B BLK 18 FORESTDALE; lying in the SE of Section 29, Township 17 S, Range 2 W Parcel # 012300294015010000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, July 23, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00018, be and the same hereby is **GRANTED** subject to the following conditions:

1. Review by the appropriate zoning inspector to insure compliance with the Board's decision.
2. All permits and certificate of completion should be obtain within one year of the approval date from the Board.

I, Tim Gambrel, Technical Advisor to the Zoning Board of Adjustment of the City of Birmingham, do hereby certify that the above is a true and correct copy of a Resolution duly adopted by the Zoning Board of Adjustment of the City of Birmingham at its meeting on July 23, 2020, and as same appears of record in the Official Minutes of said Board. **GIVEN UNDER MY HAND AND OFFICIAL SEAL** of the Zoning Board of Adjustment of the City of Birmingham, on this day, July 27, 2020.



Tim Gambrel
Chief Planner

ZONING BOARD OF ADJUSTMENT

CITY OF BIRMINGHAM

CASE NO.: ZBA2020-00024 Green Acres
APPLICANT: Francisco Navarrete Escobar
OWNER: Francisco Navarrete Escobar
SUBJECT: Variance to allow a 5ft chain link fence in the required front yard area
Title 1 Chapter 4 Subsection 3.A.1 page 182
PREMISES: Located at 1517 57th St EN, Birmingham AL 35222; and situated LOT 3
BLK 1 PARK COURTS 2ND SECTOR; lying in the NE of Section 18,
Township 18 S, Range 3 W Parcel # 012900181007001000

BE IT RESOLVED by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of Francisco Navarrete Escobar, applicant, Variance to allow a 5ft chain link fence in the required front yard area Title 1 Chapter 4 Subsection 3.A.1 page 182, for a property located at 1517 57th St EN, Birmingham AL 35222; and situated LOT 3 BLK 1 PARK COURTS 2ND SECTOR; lying in the NE of Section 18, Township 18 S, Range 3 W Parcel # 012900181007001000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, July 23, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00024, be and the same hereby is **CONTINUED**.

I, Tim Gambrel, Technical Advisor to the Zoning Board of Adjustment of the City of Birmingham, do hereby certify that the above is a true and correct copy of a Resolution duly adopted by the Zoning Board of Adjustment of the City of Birmingham at its meeting on July 23, 2020, and as same appears of record in the Official Minutes of said Board. **GIVEN UNDER MY HAND AND OFFICIAL SEAL** of the Zoning Board of Adjustment of the City of Birmingham, on this day, July 27, 2020.



Tim Gambrel
Chief Planner

**ZONING BOARD OF ADJUSTMENT
CITY OF BIRMINGHAM**

CASE NO.: ZBA2020-00028 Five Points South

APPLICANT: Phil Amthor

OWNER: FNA NP LLC

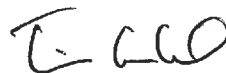
SUBJECT: Modification to allow 20 off street parking spaces instead of the required 67 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3

PREMISES: Located at 1209 & 1227 1st Ave S, Birmingham AL 35233; and situated P O B 150 FT S W OF THE INTER OF S LY LINE OF 1ST AVE S & W LY LINE OF 13TH ST S TH W 100 S FT ALG 1ST AVE S TH S E 134 S FT TH N E 100 S FT TH N W 134 S FT TO P O B LYING IN SE1/4 OF SE1/4 S-35 T-17 R-3; lying in the NE of Section 17, Township 17 S, Range 3 W Parcel # 012200354016002000

BE IT RESOLVED by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of Phil Amthor, applicant, Modification to allow 20 off street parking spaces instead of the required 67 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3, for a property located at 1209 & 1227 1st Ave S, Birmingham AL 35233; and situated P O B 150 FT S W OF THE INTER OF S LY LINE OF 1ST AVE S & W LY LINE OF 13TH ST S TH W 100 S FT ALG 1ST AVE S TH S E 134 S FT TH N E 100 S FT TH N W 134 S FT TO P O B LYING IN SE1/4 OF SE1/4 S-35 T-17 R-3; lying in the NE of Section 17, Township 17 S, Range 3 W Parcel # 012200354016002000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, July 23, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00028, be and the same hereby is **GRANTED** subject to the following conditions:

1. Resurvey lots 1209 & 1227 1st Ave S into one lot.
2. Review by the appropriate zoning inspector to insure compliance with the Board's decision.
3. Filed and recorded parking agreement that reserves 62 parking spaces for the project within 30 days of the approval date.
4. All permits and certificate of completion and/or certificate of occupancy should obtain within two years of approval from the Board.

I, Tim Gambrel, Technical Advisor to the Zoning Board of Adjustment of the City of Birmingham, do hereby certify that the above is a true and correct copy of a Resolution duly adopted by the Zoning Board of Adjustment of the City of Birmingham at its meeting on July 23, 2020, and as same appears of record in the Official Minutes of said Board. **GIVEN UNDER MY HAND AND OFFICIAL SEAL** of the Zoning Board of Adjustment of the City of Birmingham, on this day, July 27, 2020.



Tim Gambrel
Chief Planner

**ZONING BOARD OF ADJUSTMENT
CITY OF BIRMINGHAM**

CASE NO.: ZBA2020-00029 Five Points South

APPLICANT: Phil Amthor

OWNER: Jiwani Feroz & Farhad T

SUBJECT: Modification to allow 21 off street parking spaces instead of the required 80 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3

PREMISES: Located at 230 2nd Ave S, Birmingham AL 35233; and situated BEG AT PT 134 FT S E & 280 FT NE OF INTER OF 1ST AVE S & 12 TH ST S THENCE NE-120 FT SE-150 FT 132 S SW-120 FT NW- 150 132 S TO POB LYING IN SE1/4 OF SE1/4 S-35 T-17 R-3; lying in the SE of Section 35, Township 17 S, Range 3 W Parcel # 012200354017001000

BE IT RESOLVED by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of Phil Amthor, applicant, Modification to allow 21 off street parking spaces instead of the required 80 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3, for a property located at 230 2nd Ave S, Birmingham AL 35233; and situated BEG AT PT 134 FT S E & 280 FT NE OF INTER OF 1ST AVE S & 12 TH ST S THENCE NE-120 FT SE-150 FT 132 S SW-120 FT NW- 150 132 S TO POB LYING IN SE1/4 OF SE1/4 S-35 T-17 R-3; lying in the SE of Section 35, Township 17 S, Range 3 W Parcel # 012200354017001000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, July 23, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00029, be and the same hereby is **GRANTED** subject to the following conditions:

1. Review by the appropriate zoning inspector to insure compliance with the Board's decision.
2. Filed and recorded parking agreement that reserves 62 parking spaces for the project within 30 days of the approval date.
3. All permits and certificate of completion and/or certificate of occupancy should obtain within two years of approval from the Board.

I, Tim Gambrel, Technical Advisor to the Zoning Board of Adjustment of the City of Birmingham, do hereby certify that the above is a true and correct copy of a Resolution duly adopted by the Zoning Board of Adjustment of the City of Birmingham at its meeting on July 23, 2020, and as same appears of record in the Official Minutes of said Board. **GIVEN UNDER MY HAND AND OFFICIAL SEAL** of the Zoning Board of Adjustment of the City of Birmingham, on this day, July 27, 2020.



Tim Gambrel
Chief Planner

**ZONING BOARD OF ADJUSTMENT
CITY OF BIRMINGHAM**

CASE NO.: ZBA2020-00030 Five Points South

APPLICANT: Phil Amthor

OWNER: Jiwani Feroz & Farhad T

SUBJECT: Modification to allow 21 off street parking spaces instead of the required 84 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3

PREMISES: Located at 113 2nd Ave S, Birmingham AL 35233; and situated LOT A BLK 128 MERCIER RESURVEY PB 206 PG 68 BEING A RESUR OF LOTS 11 THRU 15 BLK 128 BHAM; lying in the SW of Section 36, Township 17 S, Range 3 W Parcel # 012200363043003000

BE IT RESOLVED by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of Phil Amthor, applicant, Modification to allow 21 off street parking spaces instead of the required 84 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3, for a property located at 113 2nd Ave S, Birmingham AL 35233; and situated LOT A BLK 128 MERCIER RESURVEY PB 206 PG 68 BEING A RESUR OF LOTS 11 THRU 15 BLK 128 BHAM; lying in the SW of Section 36, Township 17 S, Range 3 W Parcel # 012200363043003000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, July 23, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00030, be and the same hereby is **GRANTED** subject to the following conditions:

1. Review by the appropriate zoning inspector to insure compliance with the Board's decision.
2. Filed and recorded parking agreement that reserves 62 parking spaces for the project within 30 days of the approval date.
3. All permits and certificate of completion and/or certificate of occupancy should obtain within two years of approval from the Board.

I, Tim Gambrel, Technical Advisor to the Zoning Board of Adjustment of the City of Birmingham, do hereby certify that the above is a true and correct copy of a Resolution duly adopted by the Zoning Board of Adjustment of the City of Birmingham at its meeting on July 23, 2020, and as same appears of record in the Official Minutes of said Board. **GIVEN UNDER MY HAND AND OFFICIAL SEAL** of the Zoning Board of Adjustment of the City of Birmingham, on this day, July 27, 2020.



Tim Gambrel
Chief Planner

**ZONING BOARD OF ADJUSTMENT
CITY OF BIRMINGHAM**

CASE NO.: ZBA2020-00031 Redmont Park

APPLICANT: David Brandt

OWNER: Birmingham Botanical Gardens

SUBJECT: Variance to allow an additional monument sign at the Cahaba Rd/ Lane Park intersection pursuant to Title 2, Chapter 1, Article I, Section 7, Subsection 2.10

PREMISES: Located at 2612 Lane Park Road, Birmingham AL 35233; and situated ALL OF THE W 1/2 OF NW 1/4 N OF HOLLYWOOD BLVD ROW LESS R/W; lying in the NW of Section 08, Township 18 S, Range 2 W Parcel # 012800082002001000

BE IT RESOLVED by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of David Brandt, applicant, Variance to allow an additional monument sign at the Cahaba Rd/ Lane Park intersection pursuant to Title 2, Chapter 1, Article I, Section 7, Subsection 2.10, for a property located at 2612 Lane Park Road, Birmingham AL 35233; and situated ALL OF THE W 1/2 OF NW 1/4 N OF HOLLYWOOD BLVD ROW LESS R/W; lying in the NW of Section 08, Township 18 S, Range 2 W Parcel # 012800082002001000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, July 23, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00031, be and the same hereby is **CONTINUED**.

I, Tim Gambrel, Technical Advisor to the Zoning Board of Adjustment of the City of Birmingham, do hereby certify that the above is a true and correct copy of a Resolution duly adopted by the Zoning Board of Adjustment of the City of Birmingham at its meeting on July 23, 2020, and as same appears of record in the Official Minutes of said Board. **GIVEN UNDER MY HAND AND OFFICIAL SEAL** of the Zoning Board of Adjustment of the City of Birmingham, on this day, July 27, 2020.



Tim Gambrel
Chief Planner

**ZONING BOARD OF ADJUSTMENT
CITY OF BIRMINGHAM**

CASE NO.: ZBA2020-00032 Woodland Park

APPLICANT: Barlon Maddox

OWNER: Rufus Belser

SUBJECT: Variance to allow a 12.3 rear yard setback instead of the required 25ft yard setback to pursuant to Article VIII Section 5.2

PREMISES: Located at 1817 Rayfield- Windham Place, Birmingham AL 3511; and situated LOT 51 BLK 1 HERITAGE TOWNE CENTRE 165/93 & AMENDED MAP 167/87 & AMENDED MAP 168/73; lying in the SW of Section 10, Township 18 S, Range 3 W Parcel # 012900103000018000

BE IT RESOLVED by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of Barlon Maddox, applicant, Variance to allow a 12.3 rear yard setback instead of the required 25ft yard setback to pursuant to Article VIII Section 5.2, for a property located at 1817 Rayfield- Windham Place, Birmingham AL 3511; and situated LOT 51 BLK 1 HERITAGE TOWNE CENTRE 165/93 & AMENDED MAP 167/87 & AMENDED MAP 168/73; lying in the SW of Section 10, Township 18 S, Range 3 W Parcel #012900103000018000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, July 23, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00032, be and the same hereby is **CONTINUED**.

I, Tim Gambrel, Technical Advisor to the Zoning Board of Adjustment of the City of Birmingham, do hereby certify that the above is a true and correct copy of a Resolution duly adopted by the Zoning Board of Adjustment of the City of Birmingham at its meeting on July 23, 2020, and as same appears of record in the Official Minutes of said Board. **GIVEN UNDER MY HAND AND OFFICIAL SEAL** of the Zoning Board of Adjustment of the City of Birmingham, on this day, July 27, 2020.



Tim Gambrel
Chief Planner

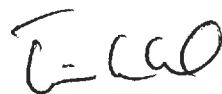
**ZONING BOARD OF ADJUSTMENT
CITY OF BIRMINGHAM**

CASE NO.: ZBA2020-00033 Ensley
APPLICANT: Brian Sanders
OWNER: Brian Sanders
SUBJECT: Variance to allow alterations to a legal nonconforming structure Title 1, Chapter 9, Article VII, section 3.A.3. page 374
PREMISES: Located at 2512B Avenue K, Birmingham AL 35218; and situated LOT 15 BLK 25-J ENSLEY LD COS 8TH ADD TO ENSLEY; lying in the NW of Section 06, Township 18 S, Range 3 W Parcel # 012900062017009000

BE IT RESOLVED by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of Brian Sanders, applicant, Variance to allow alterations to a legal nonconforming structure Title 1, Chapter 9, Article VII, section 3.A.3. page 374, for a property located at 2512B Avenue K, Birmingham AL 35218; and situated LOT 15 BLK 25-J ENSLEY LD COS 8TH ADD TO ENSLEY; lying in the NW of Section 06, Township 18 S, Range 3 W Parcel # 012900062017009000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, July 23, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00033, be and the same hereby is **GRANTED** subject to the following conditions:

1. Review by the appropriate zoning inspector to insure compliance with the Board's decision.
2. All permits and certificate of completion should be obtain within one year of the approval date from the Board.

I, Tim Gambrel, Technical Advisor to the Zoning Board of Adjustment of the City of Birmingham, do hereby certify that the above is a true and correct copy of a Resolution duly adopted by the Zoning Board of Adjustment of the City of Birmingham at its meeting on July 23, 2020, and as same appears of record in the Official Minutes of said Board. **GIVEN UNDER MY HAND AND OFFICIAL SEAL** of the Zoning Board of Adjustment of the City of Birmingham, on this day, July 27, 2020.



Tim Gambrel
Chief Planner

**ZONING BOARD OF ADJUSTMENT
CITY OF BIRMINGHAM**

CASE NO.: ZBA2020-00034 Five Points South
APPLICANT: Kathleen Okrongley
OWNER: Macaroni Lofts, LLC
SUBJECT: Modification to allow 14 off street parking spaces instead of the required 65 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3
PREMISES: Located at 1329 4th Ave S, Birmingham AL 35233; and situated LOTS 1 & 2 & 3 BLK 155 BHAM; lying in the NW of Section 01, Township 18 S, Range 3 W Parcel # 012900012013001000

BE IT RESOLVED by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of Kathleen Okrongley, applicant, Modification to allow 14 off street parking spaces instead of the required 65 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3, for a property located at 1329 4th Ave S, Birmingham AL 35233; and situated LOTS 1 & 2 & 3 BLK 155 BHAM; lying in the NW of Section 01, Township 18 S, Range 3 W Parcel # 012900012013001000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, July 23, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00034, be and the same hereby is **GRANTED** subject to the following conditions:

1. Review by the appropriate zoning inspector to insure compliance with the Board's decision.
2. All permits and certificate of completion should be obtain within one year of the approval date from the Board.

I, Tim Gambrel, Technical Advisor to the Zoning Board of Adjustment of the City of Birmingham, do hereby certify that the above is a true and correct copy of a Resolution duly adopted by the Zoning Board of Adjustment of the City of Birmingham at its meeting on July 23, 2020, and as same appears of record in the Official Minutes of said Board. **GIVEN UNDER MY HAND AND OFFICIAL SEAL** of the Zoning Board of Adjustment of the City of Birmingham, on this day, July 27, 2020.



Tim Gambrel
Chief Planner