

**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 57<sup>th</sup> 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

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**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, August 13, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00024, be and the same hereby is **CONTINUED**.

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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 August 13, 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, September 11, 2020.



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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

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**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, August 13, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00031, 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 should be obtain within one year of approval date from the board.
3. The sign showed with the darker brown behind the arrow as submitted.

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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 August 13, 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, September 11, 2020.



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Tim Gambrel  
Chief Planner

**ZONING BOARD OF ADJUSTMENT  
CITY OF BIRMINGHAM**

CASE NO.: ZBA2020-00035 East Avondale

APPLICANT: Randall Dawkins

OWNER: Randall Dawkins

SUBJECT: Variance to allow repairs and expansion to a legal nonconforming structure Title 1, Chapter 9, Article VII, section 3.A.3. page 374

PREMISES: Located at 303 48<sup>th</sup> St S, Birmingham AL 35222; and situated S 40 FT OF N 85 FT OF LOTS 8+9 BLK 28 EAST AVONDALE; lying in the NW of Section 28, Township 17 S, Range 2 W Parcel # 012300282029008000

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**BE IT RESOLVED** by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of Randall Dawkins, applicant, Variance to allow repairs and expansion to a legal nonconforming structure Title 1, Chapter 9, Article VII, section 3.A.3. page 374, for a property located at 2612 Lane Park Road, Birmingham AL 35233; and situated S 40 FT OF N 85 FT OF LOTS 8+9 BLK 28 EAST AVONDALE; lying in the NW of Section 28, Township 17 S, Range 2 W Parcel # 012300282029008000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, August 13, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00035, 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. Must resurvey the lot to clear up lot lines by the Subdivision Committee.
3. All permits should be obtain within two year of approval date from the board.

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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 August 13, 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, September 11, 2020.



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Tim Gambrel  
Chief Planner

**ZONING BOARD OF ADJUSTMENT  
CITY OF BIRMINGHAM**

CASE NO.: ZBA2020-00036 South Side

APPLICANT: Amanda Loper

OWNER: Metropolitan 2323

SUBJECT: Modification to allow 4 off street parking spaces, 1 on-street parking instead of the required 12 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3

PREMISES: Located at 2323 2<sup>nd</sup> Ave S, Birmingham AL 35233; and situated LOT 4 BLK 139 BHAM; lying in the NE of Section 36, Township 17 S, Range 3 W Parcel # 012200361016002000

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**BE IT RESOLVED** by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of Amanda Loper, applicant, Modification to allow 4 off street parking spaces, 1 on-street parking instead of the required 12 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3, for a property 2323 2nd Ave S, Birmingham AL 35233; and situated LOT 4 BLK 139 BHAM; lying in the NE of Section 36, Township 17 S, Range 3 W Parcel # 012200361016002000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, August 13, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00036, 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 three year of the approval date from the Board.
3. Add one on-street parking spaces.
4. Approved plans as submitted.

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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 August 13, 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, September 11, 2020.



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Tim Gambrel  
Chief Planner

**ZONING BOARD OF ADJUSTMENT  
CITY OF BIRMINGHAM**

CASE NO.: ZBA2020-00037 Ensley Highlands

APPLICANT: Genna F.A. Johnson

OWNER: Genna F.A. Johnson

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 2334 20<sup>th</sup> Pl N, Birmingham AL 35208; and situated LOTS 18  
THRU 21 & W 45 FT OF LOT 22 LYING SE OF PIKE RD LOT 17  
DESC IN DEED WAS TAKEN BY RD RW BLK 77 BHAM ENSLEY  
LAND AND IMP CO; lying in the SW of Section 32, Township 17 S,  
Range 3 W Parcel # 012200323037002000

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**BE IT RESOLVED** by the Zoning Board of Adjustment of the City of Birmingham, Alabama, that the application of Genna F.A Johnson, 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 2334 20th Pl N, Birmingham AL 35208; and situated LOTS 18 THRU 21 & W 45 FT OF LOT 22 LYING SE OF PIKE RD LOT 17 DESC IN DEED WAS TAKEN BY RD RW BLK 77 BHAM ENSLEY LAND AND IMP CO; lying in the SW of Section 32, Township 17 S, Range 3 W Parcel # 012200323037002000 according to the Surveyor's Certificate or drawing accompanying the application and marked, "RECEIVED, August 13, 2020" according to the Zoning Board of Adjustment, Case No. ZBA2020-00037, 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 should be obtain within 30 days of the approval date from the Board.

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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 August 13, 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, September 11, 2020.



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Tim Gambrel  
Chief Planner