

**ZONING BOARD OF ADJUSTMENT
AGENDA**

CITY OF BIRMINGHAM

Randall L. Woodfin
Mayor

Edwin Revell
Director

Meeting Date: Thursday, April 08, 2021
Location: WebEx
Time: 2:00PM
Pre-Meeting: 1:00PM
Pre-Meeting Location: WebEx

Forest Park

ZBA2021-00003
Approved

Request: Modification
Applicant: SCOTT PHILLIPS
Owner: TURN KEY HOMES LLC
Site Address: 430 41ST ST S 35222
Zip Code:
Legal Description: LOT 6 BLK 15 SUR AVONDALE 1/221
Premises/Geographic: 430 41st St S
Description: Modification to allow 0 off street parking spaces instead of the required 63 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3
Property Zoned: B2 General Business District
Parcel Information: Parcel #: 012300293017028003, SW1 of Section 29 , Township 17 S, Range 2 W

Approved- Based upon the applicant provided documentation supporting surplus parking, the staff's determination of the parking study and the unsafe environment the existing parking lot poses to the public. All in favor. Request passes.

Southside

ZBA2021-00007
Approved

Request: Modification
Applicant: TOBY RUMBARGER
Owner: AVENUE OF THREE LLC
Site Address: 230 31ST ST S 35233
Zip Code: 35233
Legal Description: LOTS 18 THRU 20 BLK 448 BHAM
Premises/Geographic: 230 31st St S
Description: Modification to allow 8 off street parking spaces instead of the required 48 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3
Property Zoned: M1 Light Industrial District
Parcel Information: Parcel #: 012300312005006000, NW1 of Section 31 , Township 17 S, Range 2 W

Approved- Based upon the applicant provided documentation supporting surplus parking and the staff's of the parking study. All in favor. Request passes.

Southside

ZBA2021-00008
Approved

Request: Modification
Applicant: TOBY RUMBARGER
Owner: OZ- RBM SQUARED LLC
Site Address: 200 28TH ST S 35233
Zip Code: 35233
Legal Description: LOT 2-A BLK 221 BHAM-RESUR LOTS 2 & 3 BLK 221
Premises/Geographic: 200 28TH ST S
Description: Modification to allow 6 off street parking spaces instead of the required 44 off street parking spaces pursuant to Title I, Chapter 9, Article VI, Section 6.A.3
Property Zoned: M1 Light Industrial District
Parcel Information: Parcel #: 012300312028001000, NW1 of Section 31 , Township 17 S, Range 2 W

Approved- Based upon the applicant provided documentation supporting surplus parking and the staff's of the parking study. All in favor. Request passes.

Five Points South

ZBA2021-00009
Approved

Request: Variance
Applicant: KAREN WILSON
Owner: CH HIGHLAND LLC C/O HARBERT REALTY
Site Address: 2173 HIGHLAND AVE 35205
Zip Code: 35205
Legal Description: LOT 3 BLK 849 BHAM
Premises/Geographic: 2173 Highland Ave
Description: Variance for a 374 sq ft of a marketing banner instead of the maximum sign area shall not exceed 6% of building facade (height x length), nor shall its length exceed 50% of building length. No sign shall exceed 150 square feet pursuant to Title 1, Chapter 7, Section 5.1 page 273
Property Zoned: QB3 Qualified Community Business District
Parcel Information: Parcel #: 012800062033002000, NW1 of Section 06 , Township 18 S, Range 2 W

Approved- Request approved with the condition of the sign only being allowed until July 15, 2021. One no and 3 yes. Request passes.