CITY OF BIRMINGHAM
DEPARTMENT OF PLANNING, ENGINEERING & PERMITS

PUTTING PEOPLE FIRST

RANDALL L. WOODFIN
MAYOR

KATRINA THOMAS
DIRECTOR

ZONING BOARD OF ADJUSTMENT MINUTES
Conference Room 215
3:00PM
June 8, 2023

MEMBERS PRESENT: Scottie McClaney, Chairman
Philip Foster
Lissy Frese
Robert Littleton

OTHERS PRESENT: Kimberly Speorl, Zoning Administrator
Brandon Hammond, Zoning Inspector
Dedra Campbell, Zoning Inspector

The Chairman, Scottie McClaney, called the Zoning Board of Adjustment meeting to order.

Case #: ZBA2023-00012
Request: Special Exception, Variance & Modification
Applicant: Iglesia Mana del Cielo
Site Address: 8424 Division Avenue
Owner: Iglesia Mana del Cielo
Description: Application for a Special Exception to have a worship center in a D-3, Single- Family District. A Variance to allow for the lot area to be .76 acres instead of the required 1.36 acres. A parking modification to allow for 22 parking spaces instead of the required 46 spaces for a Place of Worship that has 272 seats.

Robert Littleton made a motion to approve the requests with the following conditions:

1.   Review by the appropriate zoning inspector to ensure compliance with the Board's decision.
2.   All permits and certificate(s) of occupancy, if applicable, shall be obtained within two years of approval from the Board.

Motion second by Lissy Frese. All in favor. Motion passes.

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Case #: ZBA2023-00020
Request: Modification
Applicant: Charles E. Kennedy
Site Address: 7 55th Place North
Owner: Charles E. Kennedy
Description: Application for a Parking Modification to have 0 off-street parking spaces instead of the required 26 parking spaces for a jazz bar.

Philip Foster made a motion to approve the request with the following conditions:

1. Review by the appropriate zoning inspector to ensure compliance with the Board's decision.
2. All permits and certificate(s) of occupancy, if applicable, shall be obtained within two years of approval from the Board.

Motion second by Lissy Frese. All in favor. Motion passes.