

**CITY OF MOUNTAIN BROOK
BOARD OF ZONING ADJUSTMENT
AGENDA
5:00 P.M.
OCTOBER 14, 2013**

NOTICE

Any variance which is granted today expires and becomes null and void six months from today unless construction is begun in less than six months from today on the project for which the variance is granted. If construction will not be started within six months from today, the applicant may come back in five months and ask for a six-months extension, which the Board normally grants.

If a variance is denied, as explained in accordance with Section 129-458 of the Code of the City of Mountain Brook, the applicant will not be able to re-file for a variance for a period of six months.

Any variance which is granted, regardless of the generality of the language of the motion granting the variance, must be construed in connection with, and limited by, the request of the applicant, including all diagrams, plats, pictures and surveys submitted to this Board before and during the public hearing on the variance application

I. APPROVAL OF MINUTES: September 9, 2013

CARRY OVER:

- II. 4099: Kris and Beth Keplinger**, owners, request a variance from the terms of the zoning regulations to allow construction of an addition to come 5 feet from the right side yard instead of the required 15-foot setback. – **3380 Spring Valley Court.**

NEW CASES:

- III. 4103: D. Davies Hood, Sr., and Jennifer Hood**, owners, request a variance from the terms of the zoning regulations to allow construction of a covered porch to match the existing front building line of 25 feet from the front property line (Main Street) in lieu of the required 35 feet. – **124 Main Street.**
- IV. 4104: Bradford and Lesley Woodworth**, owners, request variances from the terms of the zoning regulations to allow construction of a new single family dwelling to be 70 feet from the secondary front property line (Old Trace Road, northeast side) in lieu of the required 100 feet, and 50 feet from the rear property line (northwest) in lieu of the required 100 feet. – **2712 Old Trace Road.**
- V. 4105: Tyler and Maggie O'Connor**, owners, request a variance from the terms of the zoning regulations to allow construction of an addition to be 28.69 feet from the rear property line in lieu of the required 35 feet. – **64 Norman Drive.**

VI. 4106: Kathleen and Samuel Bowen, owners, request a variance from the terms of the zoning regulations to allow construction of an addition to an existing single family dwelling to match the existing front building line of 76.3 feet from the front property line (Camellia Lane) in lieu of the required 100 feet.
– **4224 Caldwell Mill Road.**

VII. NEXT MEETING: NOVEMBER 11, 2013

VIII. ADJOURNMENT: