

**CITY OF MOUNTAIN BROOK
BOARD OF ZONING ADJUSTMENT
AGENDA
5:00 P.M.
JUNE 10, 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: MAY 13, 2013

CARRY OVER:

- II. 4095: Susan Greene Pitts**, owner, requests variances from the terms of the zoning regulations to allow the construction of a new detached accessory building (to match setbacks of existing detached garage) to be 14 feet 6 inches from the secondary front property line (Vine Street) and 2 feet from the rear property line (alley), both in lieu of the required 35 feet.
– **23 Dexter Avenue**

NEW CASE:

- III. 4096: Mr. and Mrs. Keith Hall**, owners, request variances from the terms of the zoning regulations to allow a single family dwelling to match existing setbacks of 23 feet from the primary front property line (Cambridge Road) and 37 feet from the secondary front property line (Watkins Road), both in lieu of the required 40 feet. – **3048 Cambridge Road**

IV. NEXT MEETING: JULY 8, 2013

V. ADJOURNMENT: