

**CITY OF MOUNTAIN BROOK
BOARD OF ZONING ADJUSTMENT
AGENDA
5:00 P.M.
JULY 8, 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: JUNE 10, 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**

This case was carried over from the June meeting.

NEW CASES:

- III. 4097: S. Perry Given and Robert S.W. Given**, owners, request a variance from the terms of the zoning regulations to allow the construction of an addition to an existing single family dwelling to be 12.17 feet from the side property line (northeast) in lieu of the required 15 feet. – **3819 Forest Glen Drive.**
- IV. 4098: Wedgeworth Construction Co., Inc.**, owner, requests a variance from the terms of the zoning regulations to allow a detached accessory structure (spa) to be zero feet from the principle structure in lieu of the required 5-foot separation.
- **4048 Montevallo Road**

V. NEXT MEETING: August 12, 2013

V. ADJOURNMENT: