

**CITY OF MOUNTAIN BROOK  
BOARD OF ZONING ADJUSTMENT  
AGENDA  
5:00 P.M.  
MAY 18, 2015**

**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.

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.

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- I. APPROVAL OF MINUTES: APRIL 20, 2015

**CARRY OVER:**

- II. **4174: David and Kristi Walters**, owners, request variances from the terms of the Zoning Regulations to allow first and second floor additions to match the existing first floor side setbacks of 5.9 feet (southeast) and 9.1 feet (northwest), both in lieu of the required 10 feet; and to allow a first floor addition to the rear of the house to be 26.8 feet from the rear property line in lieu of the required 35 feet. – **14 Peachtree Street**

**NEW CASES:**

- III. **4177: David Gardner**, owner, requests variances from the terms of the Zoning Regulations to allow additions to an existing single family dwelling to be 39.8 feet from the front property line (Greenbriar Lane) in lieu of the required 40 feet, and 12 feet from the side property line (south) in lieu of the required 15 feet.  
– **125 Greenbriar Lane**
- IV. **4178: Dan and Constance Puckett**, owners, request a variance from the terms of the Zoning Regulations to allow a patio cover to be 37 feet 1 inch from the rear property line (eave overhang to be 35 feet 7 inches) in lieu of the required 40 feet, and to be 2 feet (to the support posts) and 1 foot (to the fascia) from an existing detached accessory structure in lieu of the required 10-foot separation between buildings. – **4013 Winston Way**
- V. **4179: Jack and Sandy Brown**, owners, request variances from the terms of the Zoning Regulations to allow the addition of a chimney to be 4 feet from the side property line (southeast), and for a portion of a rear yard screened porch to be 6 feet 8 inches from the side property line (southeast), both in lieu of the required 9 feet (and 13 feet for the portion of the chimney above 22 feet high). – **7 Spring Street**

VI. NEXT MEETING: JUNE 15, 2015

VII. ADJOURNMENT: