



CHARLOTTE

**CITY OF CHARLOTTE ZONING BOARD OF ADJUSTMENT
CONFERENCE ROOM 280, 2ND FLOOR
GOVERNMENT CENTER – 600 EAST FOURTH STREET
TUESDAY, JUNE 25, 2013 – 9:00 A.M.**

AGENDA

DENIED

CASE NO. 13-019 – Application has been made by **Jason Robert Reid for property located at 1617 Chatham Avenue, Tax Parcel Number 095-087-06**, requesting a 10 foot variance from the required 35 foot rear yard to construct an addition. **Code Section 9.205(1)(g) Development Standards for Single Family District** requires a **minimum rear yard** of 35 feet in an R-5 zoning district. **Code Section 2.201** defines the **required rear yard** as the minimum distance required by this ordinance between the rear of a principal building or structure and the lot line farthest from the street fronting the lot as measured parallel to the rear lot line, projected to the side lines of the lot on which the building or structure is located. A **structure** is defined as anything constructed, installed, or portable, the use of which requires a location on a parcel of land. This includes a fixed or movable building which can be used for residential, business, commercial, agricultural, or office purposes, either temporarily or permanently. “Structure” also includes, but is not limited to, swimming pools, tennis courts, signs, cisterns, sewage treatment plants, sheds, docks, mooring areas, and other accessory construction.

Vote is Aye to Deny

Ayes: Michael Knotts, David Hoffman, C. Jennifer Coble, Mark Lofflin, Paul Arena (Alternate)

Nays: None

GRANTED

CASE NO. 13-020 – Application has been made by **Chad and Elizabeth Hagler for property located at 313 Rocklyn Place, Tax Parcel Number 175-175-10**, requesting a variance from the required dryland access to allow construction of a residence on a lot that does not have dryland access. **Code Section 9.102** requires access to habitable buildings during a flood event to be by way of a dryland access.

Vote is Aye to Grant

Ayes: Michael Knotts, David Hoffman, C. Jennifer Coble, Mark Lofflin, Paul Arena (Alternate)

Nays: None

Approval of Minutes

THE BOARD RESERVES THE RIGHT TO DEVIATE FROM THE AGENDA. ~

City of Charlotte will comply with the American Disabilities Act (ADA), which prohibits discrimination on the basis of disability. Anyone needing special accommodations when attending this meeting and/or if this information is needed in an alternative format because of a disability please contact the Clerk to the Charlotte Zoning Board of Adjustment, (704) 336-3818 or skennedy@ci.charlotte.nc.us, at least 72 hours prior to the meeting.