



Legislation Text

File #: ABZA 21-1, **Version:** 1

Considering the appeal of Thomas Schroeder to a decision of the Board of Zoning Appeals (BZA) denying a zoning variance request to exceed the maximum 1,000 square feet of accessory structures allowed by 438 square feet at 1446 Summit Avenue.

The applicant, Tom Schroeder, applied for a variance of the maximum lot coverage for accessory structures permitted in order to construct a detached three-stall garage in the rear of this property. A public hearing was held on November 1, 2021. Staff recommended approval of the variance request. At the public hearing and after hearing testimony, the BZA denied the variance request. See the attached resolution.

This property has two existing detached garages totaling 908 square feet in size. The applicant is proposing to demolish one garage and construct a new garage, resulting in a total of 1,438 square feet of accessory structures. The zoning code limits the footprint of accessory structures to 1,000 square feet, for a variance of 438 square feet in the R2 one-family zoning district at 1446 Summit Avenue.

Does this issue fall within the 60 day rule? Yes

If yes, when does the 60 days expire? December 9, 2021

Has an extension been granted? Yes

If so, to what date? February 7, 2022

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