



Legislation Details (With Text)

File #: ABZA 20-2 **Version:** 1 **Name:** 1769 Grand Ave. Lucas Wiborg
Type: Appeal-BZA **Status:** Archived
In control: City Council
Final action: 6/3/2020

Title: Public hearing to consider the appeal of Lucas Wiborg to a decision of the Board of Zoning Appeals to deny three variances for density, off-street parking, and side yard setback at 1769 Grand Ave.

Sponsors: Chris Tolbert

Indexes:

Code sections: 66.231 - Residential District Dimensional Standards, Sec. 63.207. - Parking requirements by use.

Attachments: 1. Appeal Application - 1769 Grand Ave vf, 2. 1769 Grand_Variance App packet_03.30.20, 3. 1769 Grand Ave Site Plan, 4. 1769 Grand Ave Elevations, 5. 1769 Grand Ave Floor Plans, 6. 1769 Grand Ave Staff Report, 7. 1769 Grand Ave Resolution, 8. General and Hearing Minutes, 9. Correspondence From Neighbors, 10. 1769 Grand Ave GIS Map, 11. Dist. 15 Support Letter, 12. 1769 Grand Ave BZA Presentation, 13. 1769 Grand Ave Hearing Notice, 14. Correspondence rec'd by Council

Date	Ver.	Action By	Action	Result
6/3/2020	1	City Council	Granted with Conditions	Pass
5/27/2020	1	City Council		

Public hearing to consider the appeal of Lucas Wiborg to a decision of the Board of Zoning Appeals to deny three variances for density, off-street parking, and side yard setback at 1769 Grand Ave.

See attached Board of Zoning Appeals (BZA) Resolution

Lucas Wiborg is appealing a decision by the Board of Zoning Appeals (BZA) denying a variances of the dimensional standards and the off-street parking requirement in order to demolish an existing duplex to construct a five-story, 12-unit multi-family building. The following variances are requested: 1.) A lot size of 1,500 square feet per unit is required, the applicant is proposing 866 square feet per unit, for a variance request of 634 square feet per unit. 2.) A side yard setback of 9' is required per side, 6' is proposed per side, for a variance request of 3' per side. 3.) 19 off-street parking spaces are required, 12 are proposed, for a variance request of 7 parking spaces.

Does this issue fall within the 60 day rule? Yes

If yes, when does the 60 days expire? May 28, 2020

Has an extension been granted? No

If so, to what date? N/A