Legislation Details (With Text)

File #:	ABZA 22-1 **Version:** 1		
Type:	Appeal-BZA	**Status:**	Archived
		In control:	City Council
		Final action:	5/11/2022

Title: Considering the appeal of Muna Ali to a decision by the Board of Zoning Appeals (BZA) denying zoning variance requests to exceed the maximum 20 square foot enclosed entrance size allowed by 48 square feet and to exceed the maximum allowable open covered porch projection by 8.3’ at 664 Blair Avenue. (Public hearing closed May 4, 2022)

Sponsors: Dai Thao

Indexes:

Code sections: Sec. 63.105. - Porches and decks., Sec. 63.106. - Projections into yards.

Attachments: 1. Appeal Application for 664 Blair Avenue, 2. Variance Application and Plans for 664 Blair Avenue, 3. Board of Zoning Appeals Staff Report for 664 Blair Avenue, 4. Board of Zoning Appeals Resolution for 664 Blair Avenue, 5. Board of Zoning Appeals March 21, 2022 Hearing Minutes, 6. Notice Map for 664 Blair Avenue, 7. Hearing Notice for 664 Blair Avenue, 8. § 15.99 Extension Letter for 664 Blair Avenue

Date	Ver.	Action By	Action	Result
5/11/2022	1	City Council	Granted with Conditions	
5/4/2022	1	City Council	Laid Over	Pass
4/27/2022	1	City Council	Continue Public Hearing	Pass

Considering the appeal of Muna Ali to a decision by the Board of Zoning Appeals (BZA) denying zoning variance requests to exceed the maximum 20 square foot enclosed entrance size allowed by 48 square feet and to exceed the maximum allowable open covered porch projection by 8.3’ at 664 Blair Avenue. (Public hearing closed May 4, 2022)

The appellant, Muna Ali, applied for variances of two requirements: 1) Enclosed entrances cannot exceed a maximum size of 20 square feet when projecting into a required front yard. The applicant was proposing to add an enclosed entrance that would project 48 square feet beyond the permitted 20 square foot limit. 2) Open covered porches may project 6' into the required front yard. The proposed steps project 8.3' further into the required front yard than the maximum allowable projection. A public hearing was held on March 21, 2022. Staff recommended denial of the variance requests. At the public hearing and after hearing testimony, the BZA denied both variance requests. See the attached resolution.

An addition was recently added to the front of this home.

Does this issue fall within the 60 day rule? Yes

If yes, when does the 60 days expire? April 28, 2022

Has an extension been granted? Yes

If so, to what date? June 27, 2022

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