



## Legislation Text

---

**File #:** ABZA 12-18, **Version:** 1

---

Public hearing to consider the appeal of Alan Young to a decision of the Board of Zoning Appeals (BZA) approving a variance to legalize an enlarged deck in the required front yard and denying the variance request to legalize an 18-foot wide driveway in the front yard at 654 California Avenue East.

The applicant, Alan Young, applied for variances from the zoning code requirements of Section 63.105(a) & 63.316 in order to legalize the enlarged deck in the front yard and the new larger driveway constructed in the front yard. A public hearing was held on July 23, 2012. After hearing testimonies from the applicant and other parties, the BZA laid the matter over for two weeks in order for staff to provide additional information. The requested information was not available during that time and the matter was subsequently presented again at the BZA meeting on August 20, 2012. After staff presentation of the additional information and discussions between Board members, the BZA moved to approve the front yard setback variance for the deck and deny the variance request to legalize the 18-foot wide driveway.

The appellant, Alan Young has provided a two-page explanation and letters of support from his neighbors as his grounds for appeal. The same letters were included in his variance application. The above mentioned documents are attached to this file.

Does this issue fall within the 60 day rule? Yes

If yes, when does the 60 days expire? August 18, 2012

Has an extension been granted? Yes

If so, to what date? October 17, 2012

15.99 letter sent on July 31, 2012 to extend the 60 day time limit for an additional 60 days.

Yaya Diatta [651-266-9080](tel:651-266-9080) <tel:651-266-9080>