

BOARD OF APPEALS

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AGENDA OF ACTIONS
Fayette County Zoning Board of Appeals
Fayette County Administrative Complex
Public Meeting Room
March 22, 2021
7:00 P.M.

1. Consideration of the Minutes of the Meeting held on February 22, 2021.

Tom Waller made a motion to approve the minutes of the meeting held on February 22, 2021. John Tate seconded the motion. The motion passed 5-0.

PUBLIC HEARING

2. Petition No. A-749-21, Alice P. Reeves and Robert R. Reeves, Owners, and Parrott Reeves Building, Agent, request the following:

- 1) Variance to Sec. 110-94. Buffer. to remove the requirement to plant in the buffer per the planting requirements in chapter 104 of the Development Regulations to create a visual screen from abutting properties to the north side yard.

- 2) Variance to Sec. 110-94 Buffer. to remove the requirement to plant in the buffer per the planting requirements in chapter 104 of the Development Regulations to create a visual screen from abutting properties to the east side yard.

- 3) Variance to Sec. 110-94 Buffer. to remove the requirement to plant in the buffer per the planting requirements in chapter 104 of the Development Regulations to create a visual screen from abutting properties to the south side yard.

The subject property is located in Land Lot 57 of the 7th District and fronts on Flat Creek Trail.

Tom Waller made a motion to recommend approval of Variance #1) of Petition A-749-21 to remove the requirement to plant in the buffer per the planting requirements in Chapter 104 of the Development Regulations to create a visual screen from abutting properties to the north side yard. John Tate seconded the motion. The motion passed 5-0.

Tom Waller made a motion to recommend approval of Variance #2) of Petition A-749-21 to remove the requirement to plant in the buffer per the planting requirements in Chapter 104 of the Development Regulations to create a visual screen from abutting properties to the east side yard. Marsha Hopkins seconded the motion. The motion passed 5-0.

Tom Waller made a motion to recommend approval of Variance #3) of Petition A-749-21 to remove the requirement to plant in the buffer per the planting requirements in Chapter 104 of the Development Regulations to create a visual screen from abutting properties to the south side yard. John Tate seconded the motion. The motion passed 5-0.

3) Petition No. A-750-21, Tria Kreutzer & Joseph Carbone, Owners, request the following:

- 1) Variance to Sec. 110-142. PUD-PRD, (f) (6), to reduce the rear yard setback from (the existing plat) 40 feet to 36 feet for an existing single-family residence.
- 2) Variance to Sec. 110-142. PUD-PRD, (f) (6), to reduce the rear yard setback from (the existing plat) 40 feet to 31 feet for an existing deck.
- 3) Variance to Sec. 110-142. PUD-PRD, (f) (6), to reduce the rear yard setback from (the existing plat) 40 feet to 20 feet for the construction of a pool.

The subject property is located in Land Lot 255 of the 4th District and fronts on Pebble Beach Drive.

Tom Waller made a motion to recommend approval of Variance #1) of Petition A-750-21 to remove the requirement to plant in the buffer per the planting requirements in Chapter 104 of the Development Regulations to create a visual screen from abutting properties to the north side yard. John Tate seconded the motion. The motion passed 5-0.

Tom Waller made a motion to recommend approval of Variance #2) of Petition A-750-21 to remove the requirement to plant in the buffer per the planting requirements in Chapter 104 of the Development Regulations to create a visual screen from abutting properties to the north side yard. John Tate seconded the motion. The motion passed 5-0.

Tom Waller made a motion to recommend approval of Variance #3) of Petition A-750-21 to remove the requirement to plant in the buffer per the planting requirements in Chapter 104 of the Development Regulations to create a visual screen from abutting properties to the north side yard. John Tate seconded the motion. The motion passed 5-0.

4) Petition No. A-751-21, Gordon S. & Elaine A. Dampier, Owners, request the following: Variance to Sec. 110-77. Lot width, to reduce the front yard setback (that is established by the lot width) from 450 feet to 427 feet to allow the principal structure to remain.

Tom Waller made a motion to recommend approval of Petition A-751-20 to reduce the front yard setback from 450 to 427 feet. John Tate seconded the motion. The motion passed 5-0.

5) Petition No. A-752-21, Frederick M. Monderson & Keisha Monderson Johnson, Owners, and Keisha Monderson Johnson & Jonathan Johnson, Agents, request the following:

- 1) Variance to Sec. 110-125. A-R, (d) (6), to reduce the side yard setback from 50 feet to 21 feet to allow an existing barn to remain.
- 2) Variance to Sec. 110-125. A-R, (d) (6), to reduce the side yard setback from 50 feet to 47 feet to allow an existing garage to remain.

The subject property is located in Land Lot 20 of the 9th District and fronts on Peters Road.

Bill Beckwith made a motion to table Petition No. A-752-20 until the April 26, 2021 meeting. Tom Waller seconded the motion. The motion passed 5-0