



BOARD OF ZONING APPEALS

AGENDA

January 5, 2022

6:00 p.m.

Roll Call

Pledge of Allegiance

Approval of Previous Minutes:

- December 5, 2021 Meeting Minutes

New Business

Case No. BZA-21-15 - Accessory Structure Exceeding 500 ft and 35% Allowable Accessory Structures – 122 Meadow View Ct

Two variance requests submitted by the homeowner, Andy Kissel, for the property located at 122 Meadow View Ct, Lot 10867 in the R-1 zoning district.

Section 1143.06 (a) of the zoning code states, accessory buildings or structures shall not exceed 500 square feet and no accessory building shall occupy more area than thirty-five percent (35%) of the required rear yard.

The applicant is seeking approval to attach 650sf of patio cover to their existing detached garage. This will require two separate Size / Area Variances:

- (1) The existing garage is approximately 528sf. With the proposed patio cover, the structure will be approximately 1178sf; 678sf (or 135%) more than the permitted accessory structure limit of 500sf.
- (2) The maximum allowable total accessory structure combined area for this property is 1134sf. With the addition of the 650sf of proposed patio cover onto the 528sf existing garage, and a 192sf shed, the resulting total is 1370sf, which is 236sf (or 21%) in excess of the total allowable combined accessory structure area.

cc: Don Bennett, Acting City Manager
Alisha Wilson, Clerk of Council (9)
Greg Kathman, Development Services Director
BZA Members (7)