



CITY OF CHARLOTTE ZONING BOARD OF ADJUSTMENT
REMOTE MEETING
GOVERNMENT CENTER – 600 EAST FOURTH STREET
TUESDAY, DECEMBER 8, 2020 – 9:00 A.M.

RECOMMENDATION AGENDA

CASE NO. 2020-105

Lynn Hudson (Represented by Attorney Alvin Hudson), for property located at 6012 Charred Pine Circle, tax parcel 109-451-43

Requesting a 6 foot variance from the required rear yard for zoning compliance of an existing home.

CASE NO. 2020-106

Brenda Ray for property located at 1727 Poplarcrest Lane, tax parcel 053-184-16.

Requesting an 8 foot variance from the required rear yard for zoning compliance of an existing home addition.

CASE NO. 2020-108

Marcelo Halpern for property located at 2701 Picardy Place, tax parcel 175-085-01.

Requesting a 7 foot variance from the required rear yard to allow a second story addition over an existing nonconforming structure within the established rear yard.

CASE NO. 2020-110

Gregory R. and Cheryl F. Corallo for property located at 1153 Crestbrook Drive, tax parcel 185-121-01.

Requesting a 5 foot variance from the required accessory side yard for an existing garage.

CASE NO. 2020-112

MOD CLT, LLC for property located at 2804 Shenandoah Avenue, tax parcel 129-076-21.

Requesting an 8 foot variance from the required setback to construct a residential structure.

AGENDA

CASE NO. 2020-099

Susan Murray for property located at 1824 Hall Avenue, tax parcel 095-074-01.

Requesting a variance from the 25% encroachment allowance to allow a deck to encroach 80% into the required rear yard.

CASE NO. 2020-100

Jason and Dana Vieau for property located at 1826 Hall Avenue variance, tax parcel 095-074-71.

Requesting a variance from the 25% encroachment allowance to allow an existing deck to encroach 70% into the required rear yard.

CASE NO. 2020-116

Kevin Trent for property located at 1539 Merriman Avenue, tax parcel 119-097-08.

Requesting two variances to bring home additions into compliance:

1. A 10 foot variance from the required rear yard.
2. A 1 foot variance from the required street side yard.

APPEALS

CASE NO. 2020-022 (Appeal)

Francella Witherspoon for property located at 209 Sylvania Avenue, tax parcel 079-014-03.

Appealing the Zoning Administrator's interpretation that a nonconforming duplex use was changed to a conforming single family use and cannot be reestablished.

APPROVAL OF MINUTES

October Regular Meeting Minutes

THE BOARD RESERVES THE RIGHT TO DEVIATE FROM THE AGENDA.

City of Charlotte will comply with the American Disabilities Act (ADA), which prohibits discrimination on the basis of disability. Anyone needing special accommodations when attending this meeting and/or if this information is needed in an alternative format because of a disability please contact the Clerk to the Charlotte Zoning Board of Adjustment, (704) 336-3818 or maxx.oliver@charlottenc.gov at least 72 hours prior to the meeting.
