

BOARD OF ZONING ADJUSTMENT

AGENDA

JULY 2021

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MINUTES JUNE 2021

MEMBERS PRESENT: Chair, Delayne Dean, Mr. Steven Thomas, Mrs. Susana Salcido,

SUPERNUMERARIES: Mr. Brad Townson, Mr. Larry Waye

OTHERS PRESENT: Mr. Chip Alexander, City Attorney
Mr. Lee Terry, Planning Department
Mr. Jimmy Hilley, Planning Department
Mr. Bob Sims, Building Inspector
Mrs. Nancy Whiteside, Recorder

Chairperson, Delayne Dean called the meeting to order at 4:00 p.m. in the council chambers on the 1st floor at City Hall.

Mr. Bob Sims, Building Department, called the roll.

The minutes from the May 2021 meeting were approved without any changes. Mrs. Susana Salcido motioned to approve the minutes. Mr. Steven Thomas seconded the motion. On a voice vote the motion carried.

POINT OF INFORMATION: TODAY'S MEETING IS BEING BROADCAST LIVE VIA YOUTUBE DUE TO THE COVID-19 PANDEMIC. ANY QUESTIONS THE PUBLIC MAY HAVE, CAN BE EMAILED TO BOZAQUESTIONS@DECATUR-AL.GOV

POINT OF INFORMATION: The rules and regulations of a home occupation were explained to each applicant requesting a home occupation. Each applicant acknowledged the rules and regulations were understood.

CASE NO. 1

Application and appeal of Sherry P. Stancil for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for an on-line educational consulting business located at 2703 Carrington Dr. SW, property is located in a R-6 Single-Family Semi-Attached Residential Zoning District.

Ms. Sherry Stancil presented this case to the Board. Ms. Stancil stated her name is Sherry Stancil and her address is 2703 Carrington Dr. SW. Ms. Stancil stated she would like to use one room in her home for administrative purposes for her on-line educational consulting business.

Chair, Dean asked for questions from the Board or the public, there were no comments.

Mr. Bob Sims, Building Department, had no comments.

Mr. Lee Terry, Planning Department, had no comments.

Mr. Larry Waye motioned to approve this case as submitted. Mr. Steven Thomas seconded the motion. On a roll call vote the motion carried.

CASE NO. 2

Application and appeal of Courtney James for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for a mobile dog grooming business located at 1802 Milligan St SW Apt. 501. SW, property is located in a R-4 Multi-Family Residential Zoning District.

Ms. Courtney James presented this case to the Board. Ms. James stated her name is Courtney James and her address is 1802 Milligan St. SW Apt 501. Ms. James stated she would like to use her home for administrative purposes for a mobile dog grooming business. Ms. James stated no clients would come to her home.

Chair, Dean asked for questions from the Board or the public, there were no comments.

Mr. Bob Sims, Building Department, had no comments.

Mr. Lee Terry, Planning Department, had no comments.

Mr. Steven Thomas to approve this case as submitted. Mr. Larry Waye seconded the motion. On a roll-call vote the motion carried.

CASE NO. 3

Application and appeal of Whitney Nicole Stinnett for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for an on-line apparel business located at 2209 Graham Av SW Apt. C, property is located in a I-D Institutional District.

Ms. Whitney Stinnett presented this case to the Board. Ms. Stinnett stated her name is Whitney Stinnett and her address is 2209 Graham Av SW Apt. C. Ms. Stinnett stated she would like to use one room in her home for an on-line apparel business.

Chair, Dean asked Ms. Stinnett if she would have inventory stored at her home.

Ms. Stinnett stated she would have very little inventory at her home.

Chair, Dean asked for questions from the Board or the public, there were no comments.

Mr. Steven Thomas motioned to approve this case as submitted. Mr. Mr. Larry Waye seconded the motion. On a roll-call vote the motion carried.

CASE NO. 4

Application and appeal of Chris Cottingham, Tennessee Valley Firearms, LLC, for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for an on-line and offsite gun show venues, located at 2825 Old Moulton Rd SW, property is located in a R-2 Single-Family Residential District.

Mr. Chris Cottingham presented this case to the Board. Mr. Cottingham stated his name is Chris Cottingham and his address is 2825 Old Moulton Rd SW. Mr. Cottingham stated he would like to use his home for an administrative office for his gun show business.

Mr. Cottingham stated he previously had been granted a home occupation for this business located on Ashville Dr. SW however; he has sold the property and now lives at the Old Moulton Rd. SW location.

Chair, Dean asked for questions from the Board or the public, there were no comments.

Mr. Larry Wayne motioned to approve this case as submitted. Mr. Steven Thomas seconded the motion. On a roll call vote the motion carried.

CASE NO. 5

Application and appeal of Michael Staten for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for a pressure washing and lawn care business located at 814 Britwood Dr. SW, property is located in a R-2 Single-Family Zoning District.

Mr. Michael Staten presented this case to the Board. Mr. Staten stated his name is Michael Staten and his address is 814 Britwood Dr. SW. Mr. Staten stated he would like to use one room in his home for a pressure washing and lawn care business.

Mr. Larry Wayne verified Mr. Staten heard and understood the rules and regulations of a home occupation, Mr. Staten acknowledged he heard.

Chair, Dean verified Mr. Staten would only use standard lawn care equipment, Mr. Staten agreed.

Chair, Dean asked for further questions from the Board or the public, there were no comments.

Mrs. Susana Salcido motioned to approve this case as submitted. Mr. Steven Thomas seconded the motion. On a roll call vote the motion carried.

CASE NO. 6

Application and appeal of Tara White for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate a baked goods business located at 1013 Ashenbury Park SW, property is located in a R-5 Single-Family Semi-Attached Residential Zoning District.

Ms. Tara White presented this case to the Board. Ms. White stated her name is Tara White and her address is 1013 Ashenbury Park SW. Ms. White stated she would like to use her home to bake baked goods at her home.

Chair, Dean asked Ms. White where she would be selling the baked goods.

Ms. White stated she would be selling on-line and the public.

Mr. Larry Waye verified Ms. White heard and understood the rules and regulations of a home occupation, Ms. White acknowledged she understood.

Chair, Dean asked for further comments from the Board or the public, there were no comments.

Mr. Bob Sims, Building Department, had no comment.

Mr. Lee Terry, Planning Department, had no comment.

Mr. Steven Thomas motioned to approve this case as submitted. Mr. Larry Waye seconded the motion. On a roll call vote the motion carried.

CASE NO. 7

Application and appeal of Victoria Ross for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for a furniture refurbishing and painting business located at 414 8th Av NW, property is located in a R-4 Single Family Zoning District.

This case was moved to the end when no one came forward to present the case.

CASE NO. 8

Application and appeal of Apiffany Tremaine Smith for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for an on-line retail business located at 402 Moulton St NW, property is located in a R-4 Multifamily Residential Zoning District.

Ms. Apiffany Smith presented this case to the Board. Ms. Smith stated her name is Apiffany Smith and her address is 402 Moulton St. NW. Ms. Smith stated she would like to use one room in her home for an on-line retail business.

Chair, Dean asked for questions from the Board or the public, there were no comments.

Mr. Bob Sims, Building Department, had no comment.

Mr. Lee Terry, Planning Department, Had no comment.

Mr. Steven Thomas motioned to approve this case as submitted. Mr. Larry Waye seconded the motion. On a roll call vote the motion carried.

CASE NO. 9

Application and appeal of Amelia H. Stubblefield for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for an on-line retail business located at 2820 Summerwind Dr. SE, property is located in a R-2 Single-Family Residential Zoning District.

Ms. Amelia Stubblefield presented this case to the Board. Ms. Stubblefield stated her name is Amelia Stubblefield and her address is 2820 Summerwind Dr. SE. Ms. Stubblefield stated she would like to use one room in her home for an on-line retail business.

Mr. Larry Waye asked Ms. Stubblefield if she would be storing inventory at her home, Ms. Stubblefield stated she would not.

Chair, Dean asked for any further questions from the Board or the public, there were no comments.

Mr. Bob Sims, Building Department, had no comment.

Mr. Lee Terry, Planning Department, had no comment.

Mr. Larry Waye motioned to approve this case as submitted. Mr. Brad Townson seconded the motion. On a roll call vote the motion carried.

CASE NO. 10

Application and appeal of Joshua S. Davies for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for lawn care business located at 1506 15th Av SE, property is located in a R-2 Single Family Zoning District.

Mr. Joshua Davies presented this case to the Board. Mr. Davies stated his name is Joshua Davies and his address is 1506 15th Av SE. Mr. Davies stated he would like to use one room in his home for a lawn care business.

Mr. Larry Waye verified Mr. Davies would only be using general lawn care equipment, Mr. Davies agreed.

Chair, Dean verified that the property owner was aware he wanted to run a business out of the home. Mr. Davies stated they were aware.

Chair Dean asked for further questions from the Board or the public, there were no comments.

Mr. Brad Townson motioned to approve this case as submitted. Mrs. Susana Salcido seconded the motion. On a roll-call vote the motion carried.

CASE NO. 11

Application and appeal of Mark Baker for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for a cleaning business located at 1308 2nd Av SW, property is located in a R-2 Single Family Zoning District.

Mr. Mark Baker presented this case to the Board. Mr. Baker stated his name is Mark Baker and his address is 1308 2nd Av SW. Mr. Baker stated he would like to use one room in his home for a janitorial service.

Mr. Steven Thomas asked Mr. Baker if he would be working with commercial properties. Mr. Baker replied he would be working with commercial properties.

Chair, Dean asked for further questions from the Board, there were no comments.

Mr. Steven Thomas motioned to approve this case as submitted. Mr. Larry Waye seconded the motion. On a roll call vote the motion carried.

CASE NO. 12

Application and appeal of Branden Burnett for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for pressure washing business located at 902 6th Av SW, property is located in a R-2 Single Family Zoning District.

Mr. Branden Burnett presented this case to the Board. Mr. Burnett stated his name is Branden Burnett and his address is 902 6th Av SW. Mr. Burnett stated he would like to use one room in his home for a pressure washing business.

Chair, Dean asked Mr. Burnett if he would be using standard pressure washing equipment. Mr. Burnett stated yes.

Chair, Dean asked for further questions from the Board or the public, there were no comments.

Mr. Steven Thomas motioned to approve this case as submitted. Mrs. Susana Salcido seconded the motion. On a roll call vote the motion carried.

CASE NO. 13

Application and appeal of First Priority of Greater Decatur for a 15 foot setback variance from Section 25-22 (e) (3) in order to place a new sign located at 4511 US Highway 31 South, property is located in a M-1 Light Industry Industrial District.

Mr. Larry Waye presented this case to the Board. Mr. Waye stated his name is Larry Waye and his address is 2523 Newport Dr. SW.

Chair, Dean verified that Mr. Waye was aware that it would take a unanimous, four favorable votes, for his request to be approved. Mr. Waye stated he was aware and understood and would be moving forward with the request.

Mr. Waye stated that the Director, Larry Franks, of First Priority of Greater Decatur was in the audience today also.

Mr. Waye stated the request is for a 15-foot setback variance to install a sign at a new location at 4511 US Highway 31 South.

Mr. Waye stated according to the current zoning ordinance if the sign is placed in compliance with the zoning ordinance the sign would sit in the middle of the parking lot.

Mr. Waye is requesting that the sign be allowed to move to the front edge of the parking lot.

Mr. Waye stated the current sign is hidden especially coming from the north because the neighbors erected a fence before First Priority of Greater Decatur purchased the property.

Mr. Waye stated that if the 15-foot variance is granted, the new sign would fall into the zoning ordinance as it is today, taking into consideration of the dimensions of the new sign.

Chair, Dean verified that the hardship is the new sign would be in the middle of the parking lot and take up two parking spaces. Mr. Waye agreed.

Chair, Dean asked for questions from the Board or the public, there were no comments.

Mr. Bob Sims, Building Department, had no comment.

Mr. Lee Terry, Planning Department, had no comment.

Mr. Brad Townson motioned to approve this case as submitted. Mr. Steven Thomas seconded the motion. On a roll call vote the motion carried.

CASE NO. 14

Application and appeal of William A Geiger of an administrative decision for a 5 foot setback variance from Section 25-10 (2) (e) (2) in order to construct a storage shed located at 702 Ferry St. NE, property is located in a R-3H Single Family Historical Residential Zoning District.

Mr. William Geiger presented this case to the Board. Mr. Geiger stated his name his William Geiger and his address is 702 Ferry St. NE.

Mr. Geiger stated he needed a variance to place a storage shed on his property.

Mr. Geiger stated he did not have 5-feet anywhere on his property to place a shed without a variance.

Mr. Geiger stated that the greatest distance from the storage shed to his property line is approximately 12-inches.

Chair, Dean asked if there had been another shed there previously.

Mr. Geiger stated there had been a shed there before.

Chair, Dean asked for further questions from the Board, there were no comments.

Mr. Bob Sims, Building Department, had no comment.

Mr. Lee Terry, Planning Department, had no comment.

Mr. Larry Waye motioned to approve this case as submitted. Mrs. Susana Salcido seconded the motion. On a roll call vote the motion carried.

CASE NO. 15

Application and appeal of Trent Standridge, Country Financial, for the following variances:

- A 39 square foot area variance.
- A 2-foot setback variance.
- A 4-foot 6 inch height variance.

From Section 25-78 (d) in order to install a sign located at 713 6th Av. SE, property is located in a B-6 Business Office Zoning District.

This case was withdrawn until the July 2021 meeting.

CASE NO. 16

Application and appeal of Billy and Erica Allen from Section 25-16 (2) (f) in order to add 23 parking spaces located at 701 Sycamore St NW, property is located in a B-1 Local Shopping Business Zoning District.

This case was DISMISSED when no one came forward to present this case to the Board.

CASE NO. 7

Application and appeal of Victoria Ross for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to operate an administrative office for a furniture refurbishing and painting business located at 414 8th Av NW, property is located in a R-4 Single Family Zoning District.

This case was called again and then DISMISSED when no one came forward to present the case to the Board.

OLD BUSINESS:

MAY 2021 CASE NO. 18

Application and appeal of an Administrative Decision by Jesse Longhi from Section 25-2 (1) and Section 25-10.11 (2) in order to place and accessory structure in the front yard located at 701 Westwood Dr. SW, property is located in a R-2 Single-Family Residential Zoning District.

Variance was approved with the condition that a permit be obtained by the builder.

The Building Department is requesting the Board consider adding another condition to the above case.

The Building Department is recommending a 30- day timeframe from June 29, 2021 to obtain the permit by a duly licensed builder. If the permit is not purchased by said timeframe then the variance becomes null and void.

Chair, Dean went over the conditions that this case was approved with at the May 2021 meeting which were:

- A building permit must be issued.
- Ensure the structure is on Mr. Longhi's property.
- The carport cannot be in the ROW.
- The carport cannot be in the easement.

The Board discussed a time limit should have been placed on meeting the conditions.

The Board discussed that a fair time limit would be 30 days from June 30, 2021 for the conditions approved at the May 2021 meeting.

Mr. Brad Townson motioned to approve the new time limit with the same conditions as set at the May 2021 meeting. Mrs. Susana Salcido seconded the motion. On a roll call vote the motion carried.

SEPTEMBER 2018 CASE NO. 1

Application and appeal of Esteban Gonzalez for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI, as amended and adopted, of the Zoning Ordinance to have an administrative office for a painting business located at 824 4th Av SE, property located in a R-4 Residential Multi Family Zoning District.

Mr. Brandon Gonzalez and Mr. Esteban Gonzalez came forward to address the issue with this home occupation.

Mr. Brandon Gonzalez stated their address was 824 4th Av SE, and they were there to discuss keeping the painting business at 824 4th Av SE.

There was discussion about an advertising sign being placed on the fence between the addresses of 824 and 822 4th Av SE, The home address being listed on the advertisement and the home address being listed on social media sites.

Mr. Esteban Gonzalez stated he owned both 822 and 824 4th Av SE.

Mr. Esteban stated the business is being ran out of 824 4th Av SE. However, he is in the process of purchasing a commercial location to move the business to.

Mr. Bob Sims, Building Department explained to the Gonzalez's that home addresses cannot be published on any type of advertising.

Mr. Bob Sims, Building Department explained the Building Department had received complaints that there were many employees coming and going from the property.

Mrs. Susana Salcido explained in Spanish to Mr. Esteban Gonzalez what Mr. Sims had stated.

Mr. Gonzalez acknowledged he understood and stated that was his family not just employees.

Mr. Bob Sims, Building Department, reminded Mr. Gonzalez's that home occupations are to remain looking like homes not like a business, Mr. Gonzalez understood.

Mr. Gonzalez said they would take down the home address, complete the purchase of the commercial location, and have address on business license changed.

Mr. Alan Ross 4517 Margarete Dr. SW, not on agenda, questioned why he was not being heard for his request for a home occupation.

Mr. Bob Sims, Building Department, asked Mr. Ross if he had a house on the lot at 4517 Margarete Dr. SW.

Mr. Ross replied he did not but tried today to turn in plans for a home on the lot.

Mr. Bob Sims, Building Department, explained to Mr. Ross the Board could not grant a home occupancy, where there is not a home.

Mr. Ross wanted to know if he could use a P.O. Box number to use for a home occupation.

The answer was no because you can not live in a P.O. Box.

Mr. Ross wanted to know why he was told to come back this month if he wasn't going to be heard.

It was explained to the Board and to Mr. Ross that a letter was sent explaining the steps Mr. Ross needed to take in order to be heard at the June 2021 meeting or if Mr. Ross wanted to receive a refund for the application fee he paid for the month of May 2021 the process that he needed to take to be refunded.

Mr. Bob Sims, Building Department, asked Mr. Ross where he lives presently.

Mr. Ross stated he lives on the property in a building on that property.

Mr. Bob Sims, Building Department, suggested to Mr. Ross he should go to the Entrepreneurial Center located on 4th Av SE.

Mr. Larry Waye further explained to Mr. Ross about the Entrepreneurial Center and its location.

Mr. Ross thanked Mr. Waye for the information.

Meeting Adjourned at 5:10p.m.

Delayne Dean, Chair



BUILDING DEPARTMENT

P O BOX 488
Decatur, AL 35601

May 26, 2021

Alan Ross
4517 Margarete Drive SW
Decatur, AL 35603

Mr. Ross:

It is understood you would like to apply for a Home Occupation to be located at 4517 Margarete Drive SW to run a drone business. Although, you are welcome to apply for a business license there is not a home located at this address.

Enclosed is an application and questionnaire for the Home Occupation. Please fill the paper work out and return it to the Building Department by the 10th of the month to be heard at the next Board of Zoning and Adjustment meeting which will be held at 4:00 p.m. in the Council Chambers in the Decatur City Hall located at 402 Lee St. NE on June 29, 2021.

If you would rather receive a refund for the \$50 application fee you have already paid, you will need to submit a letter stating you would like a refund with a forwarding address to be mailed a check.

If you have any questions please contact Mr. Tom Polk, Building Department Manager at 256.341.4570.

Thank you,
Tom Polk

Building Department Manager

AGENDA

July 2021

The Board of Zoning Adjustment of the City of Decatur will hold a public meeting in the COUNCIL CHAMBERS ON THE FIRST FLOOR OF City Hall, 402 Lee Street NE, on Tuesday, July 27, 2021 at 4:00 p.m. And, also broadcast live on City of Decatur You Tube Channel at <https://www.youtube.com/c/CityofDecaturAl> for the purpose of hearing the following applications and appeals at which time all interested parties are requested to be present and will be given an opportunity to be heard. Questions can also be submitted via email at bozaquestions@decatur-al.gov.

CASE NO. 1

Application and appeal of Robin Crow for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI. As amended and adopted, of the Zoning Ordinance to operate an administrative office for a crafts/sewing and home interior business located at 3704 S. Chapel Hill Rd. SW, property is located in an AG-1Agricultural Zoning District.

CASE NO. 2

Application and appeal of Juan G. Duque for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI. As amended and adopted, of the Zoning Ordinance to operate an administrative office for a residential remodeling business located at 3110 Battlement Road SW, property is located in a R-2 Single Family Residential Zoning District.

CASE NO. 3

Application and appeal of Diana Clemons for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI. As amended and adopted, of the Zoning Ordinance to operate an administrative office for a lawn care business located at 722 3rd Av. SE, property is located in a R-4 Multi- Family Residential Zoning District.

CASE NO. 4

Application and appeal of Casi Gaskin for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI. As amended and adopted, of the Zoning Ordinance to operate an administrative office for a craft and sewing business located at 2517 Circle Dr. SE, property is located in a R-1 Single Family Residential Zoning District.

CASE NO. 5

Application and appeal of Myrna Tomas for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI. As amended and adopted, of the Zoning Ordinance to operate an administrative office for a crawlspace repair business located at 1504 11th Av. SE, property is located in a R-2 Single Family Residential Zoning District.

CASE NO. 6

Application and appeal of Tracy Kauffman for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI. As amended and adopted, of the Zoning Ordinance to operate an on-line travel agency business located at 306 Mark St. SW, property is located in a R-2 Single Family Residential Zoning District.

CASE NO. 7

Application and appeal of Travis Bates for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI. As amended and adopted, of the Zoning Ordinance to operate an on-line clothing business located at 306 Denver Place SW, property is located in a R-5 Single Family Patio Home Residential Zoning District.

CASE NO. 8

Application and appeal of Alexis Saavedra Ramirez for a determination as a use permitted on appeal as allowed in Section 25-10 and as defined in Article VI. As amended and adopted, of the Zoning Ordinance to operate an administrative office for a residential remodeling business located at 1515 Phillips Av. SW, property is located in a R-3 Single Family Residential Zoning District.

CASE NO. 9

Application and appeal of Trent Standridge, Country Financial, for the following:

- 5 foot area variance
- 1.5 foot height variance
- 8 foot setback variance

From Section 25-78 (d) in order to install a sign located at 713 6th Av SE, property is located in a B-6 Business Office Zoning District.

CASE NO. 10

Application and appeal of M H Outdoor Media from Section 25-72 (18) in order to perform work that exceeds \$7500.00 to an off premise sign located at 1211 Beltline Rd SW, property is located in a M-1A Expressway Commercial District.

CASE NO. 11

Application and appeal of Schoel Engineering from Section 25-16 (2) (f) for a 21 parking space variance located at 2900 Spring Av SW, property is located in a M-1A Expressway Commercial District.

OLD BUSINESS:

MAY 2021 CASE NO. 18

Application and appeal of an Administrative Decision by Jesse Longhi from Section 25-2 (1) and Section 25-10.11 (2) in order to place and accessory structure in the front yard located at 701 Westwood Dr. SW, property is located in a R-2 Single-Family Residential Zoning District.

Variance was approved with the condition that a permit be obtained by the builder.

The Building Department is requesting the Board consider adding another condition to the above case.

The Building Department is recommending a 30- day timeframe from June 29, 2021 to obtain the permit by a duly licensed builder. If the permit is not purchased by said time- frame then the variance becomes null and void.

D

July 27, 2021 @ 400 pm #50 App Fee

* 402 Lee St NE 1st Floor Council Chamber

Board of Zoning Adjustment

APPLICANT: Robin CrowMAILING ADDR: 3704 S. Chapel Hill RdCITY, STATE, ZIP: Decatur AL 35603PHONE: 256-898-8006PROPERTY OWNER: Horace CrowOWNER ADDR: Same 3704 S. Chapel Hill RdCITY, STATE, ZIP: Same Decatur AL 35603 PHONE: 256-303-7464ADDRESS FOR APPEAL: 3704 S. Chapel Hill Rd

NATURE OF APPEAL:

☒ HOME OCCUPATION☐ SETBACK VARIANCE☐ SIGN VARIANCE☐ USE PERMITTED ON APPEAL☐ APPEAL OF ADMINISTRATIVE DECISION☐ OTHER☐ SURVEY FOR VARIANCES ATTACHED☐ DRAWINGS FOR VARIANCES ATTACHED

*****Applicants or Duly Appointed Representative MUST be present in order

For the case to be heard*****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES; # FOR PARKING; HARDSHIP; TYPE OF BUSINESS)

I will use one room out of my home to use for operating my business of crafts + home interior and sewing.

Applicant Name (print) Robin CrowSignature Robin Crow

Representative Name (print) _____

Signature _____

Date 6-15-21

If applicant is using a

representative for the

request both signatures

are required

Office Use Received By: _____

Zone _____

Hearing Date July 27, 2021

Approved/Disapproved _____

CASE NO. 1 3704 S. CHAPEL HILL RD SW



HOME OCCUPATION QUESTIONS

CHECK YES OR NO FOR EACH QUESTION

1. Is the occupation* applied for (administrative office, making of crafts, sewing, etc.,) conducted entirely within the dwelling? YES ☒ NO ☐
**note: This refers to only the work being done at your home.*
2. Does the occupation produce sounds, colors or other audible or visible evidence of a home occupation being present? YES ☐ NO ☒
3. Is there advertising on the premises or your vehicles? YES ☐ NO ☒
4. Is more than one room within the home used for the home occupation? YES ☐ NO ☒
5. Are there any explosives or highly combustible materials used or stored within the home in connection with this home occupation? YES ☐ NO ☒
6. Does the home occupation produce any electrical interference, smoke, dust, or noise, which may be offensive? YES ☐ NO ☒
7. Is there any increase in traffic connected with this home occupation? YES ☐ NO ☒
8. Will there be any more than one sales party at you home per quarter related to this home occupation? YES ☐ NO ☒
9. Will this home occupation result in increased parking demands? YES ☐ NO ☒
10. Will there be any deliveries to the home other than the usual common carrier trucks serving a residential area such as UPS, FedEx, Airborne Freight? YES ☐ NO ☒
11. Will there be any employees of this home occupation other than members of the family living in the home? YES ☐ NO ☒

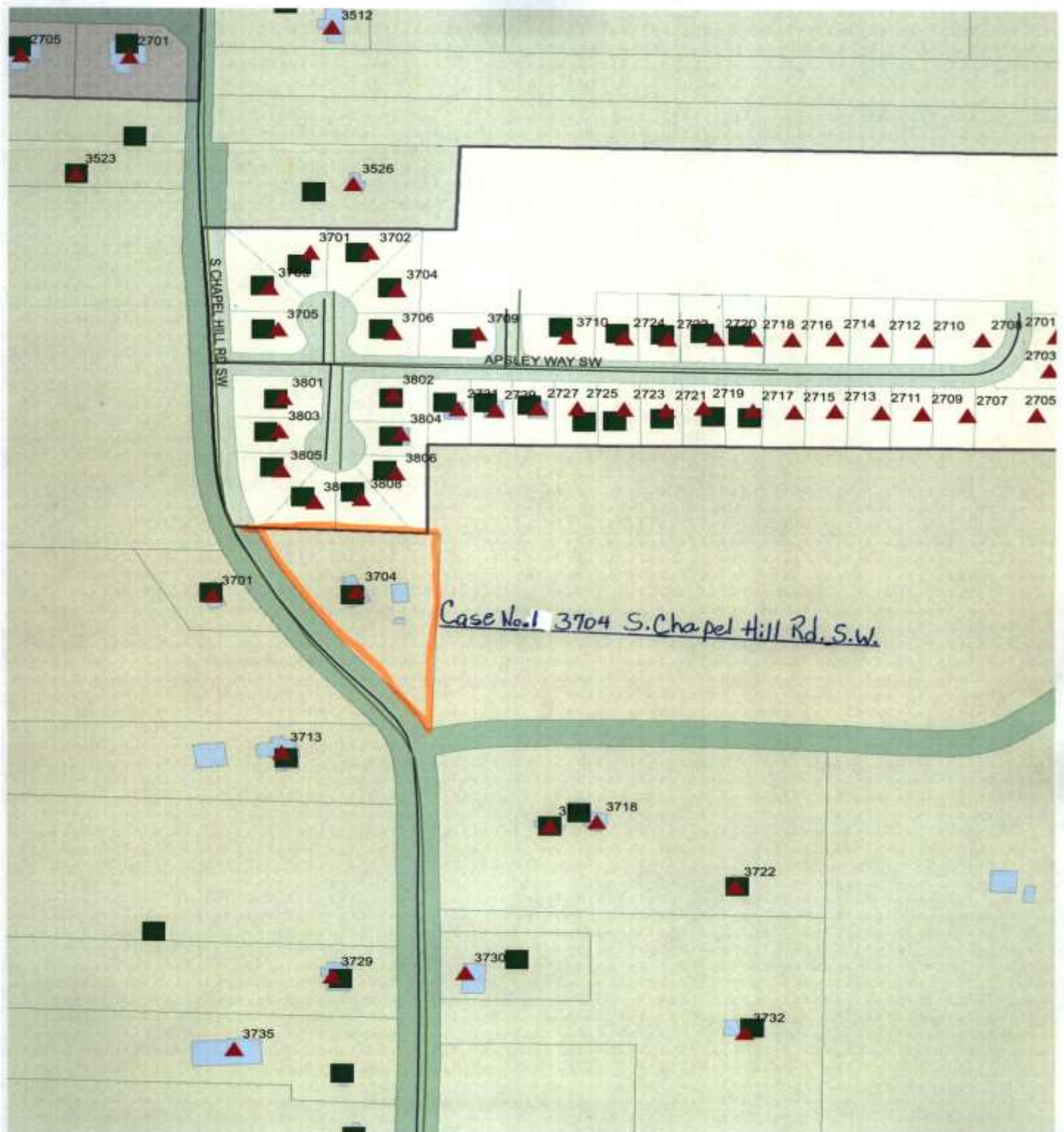
SIGNED: Robbi Crum

DATE: 6-15-21

ADDRESS: 3704 S. Chapel Hill Rd Decatur AL 35603

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QUESTIONNAIRE



2



402 Lee St NE 1st Floor Council Chamber

Board of Zoning Adjustment

APPLICANT: Juan G. Duque
MAILING ADDR: 3110 Battlement Rd Sw
CITY, STATE, ZIP: Decatur AL 35603
PHONE: 256 2276149

PROPERTY OWNER: Juan G. Duque
OWNER ADDR: 3110 Battlement Rd. Sw
CITY, STATE, ZIP: Decatur AL 35603 PHONE: 2562276149

ADDRESS FOR APPEAL: 3110 Battlement Rd. Sw

NATURE OF APPEAL:

- ☒ HOME OCCUPATION ☐ SETBACK VARIANCE ☐ SIGN VARIANCE
☐ USE PERMITTED ON APPEAL ☐ APPEAL OF ADMINISTRATIVE DECISION
☐ OTHER ☐ SURVEY FOR VARIANCES ATTACHED ☐ DRAWINGS FOR VARIANCES ATTACHED

*****Applicants or Duly Appointed Representative MUST be present in order
For the case to be heard*****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES; # FOR PARKING; HARDSHIP; TYPE OF BUSINESS)

Residential Remodeling Basic Home office only

Applicant Name (print) Juan G. Duque
Signature Juan Duque
Representative Name (print) _____
Signature _____
Date 6-22-2021

If applicant is using a
representative for the
request both signatures
are required

Office Use Received By: Cindy
Zone R-2
Hearing Date 7/27/21 4:10 p.m.
Approved/Disapproved _____

CAASE NO. 2 3110 BATTLEMENT RD. SW



HOME OCCUPATION QUESTIONS

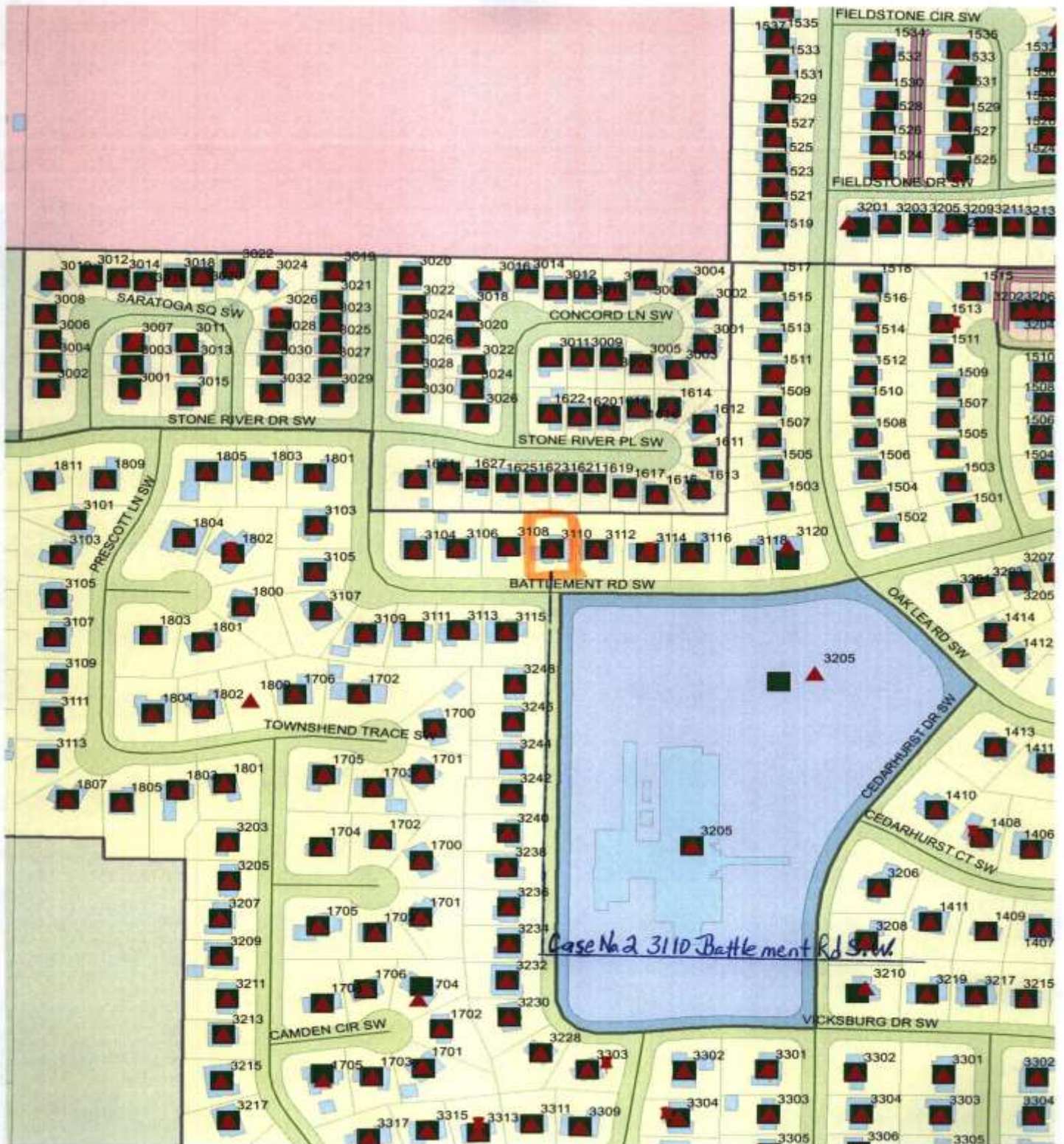
CHECK YES OR NO FOR EACH QUESTION

1. Is the occupation* applied for (administrative office, making of crafts, sewing, etc.,) conducted entirely within the dwelling? YES ☒ NO ☐
**note: This refers to only the work being done at your home.*
2. Does the occupation produce sounds, colors or other audible or visible evidence of a home occupation being present? YES ☐ NO ☒
3. Is there advertising on the premises or your vehicles? YES ☐ NO ☒
4. Is more than one room within the home used for the home occupation? YES ☐ NO ☒
5. Are there any explosives or highly combustible materials used or stored within the home in connection with this home occupation? YES ☐ NO ☒
6. Does the home occupation produce any electrical interference, smoke, dust, or noise, which may be offensive? YES ☐ NO ☒
7. Is there any increase in traffic connected with this home occupation? YES ☐ NO ☒
8. Will there be any more than one sales party at you home per quarter related to this home occupation? YES ☐ NO ☒
9. Will this home occupation result in increased parking demands? YES ☐ NO ☒
10. Will there be any deliveries to the home other than the usual common carrier trucks serving a residential area such as UPS, FedEx, Airborne Freight? YES ☐ NO ☒
11. Will there be any employees of this home occupation other than members of the family living in the home? YES ☐ NO ☒

SIGNED: Juan Pique DATE: 6-22-2021
ADDRESS: 3110 Battlement Rd. SW

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QUESTIONNAIRE



3

402 Lee St NE 1st Floor Council Chamber

Board of Zoning Adjustment

APPLICANT: Diana Clemons aka C-results
MAILING ADDR: 722-3rd Ave S.E.
CITY, STATE, ZIP: Decatur, AL 35601
PHONE: 256-214-2274

PROPERTY OWNER: Ron + Diana Clemons
OWNER ADDR: 722-3rd Ave. S.E
CITY, STATE, ZIP: Decatur, AL 35601 PHONE: 256-214-2274

ADDRESS FOR APPEAL: 722-3rd Ave. S.E. D

NATURE OF APPEAL:

- ☒ HOME OCCUPATION ☐ SETBACK VARIANCE ☐ SIGN VARIANCE
☐ USE PERMITTED ON APPEAL ☐ APPEAL OF ADMINISTRATIVE DECISION
☐ OTHER ☐ SURVEY FOR VARIANCES ATTACHED ☐ DRAWINGS FOR VARIANCES ATTACHED

*****Applicants or Duly Appointed Representative MUST be present in order

For the case to be heard*****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES; # FOR PARKING; HARDSHIP; TYPE OF BUSINESS)

Lawn Care Business, 2 off-street parking places, Equipment stored in
2-car garage. (Trailer, riding mower, pushmower, edger, Weed eater, rakes, etc)
I request a variance to have an administrative office in my home
for record keeping. Business name + phone number on vehicles.
Home is located in R-4 zone.

Applicant Name (print) Diana Clemons
Signature Diana Clemons
Representative Name (print) _____
Signature _____
Date 7-6-2021

If applicant is using a
representative for the
request both signatures
are required

Office Use Received By: Cindy
Zone R-4
Hearing Date July 27th 4:00
Approved/Disapproved p.m.

CASE NO. 3 722 3RD AV SE



HOME OCCUPATION QUESTIONS

CHECK YES OR NO FOR EACH QUESTION

1. Is the occupation* applied for (administrative office, making of crafts, sewing, etc.,) conducted entirely within the dwelling? YES ☒ NO ☐
*note: This refers to only the work being done at your home.
2. Does the occupation produce sounds, colors or other audible or visible evidence of a home occupation being present? YES ☐ NO ☒
3. Is there advertising on the premises or your vehicles? YES ☒ NO ☐
4. Is more than one room within the home used for the home occupation? YES ☐ NO ☒
5. Are there any explosives or highly combustible materials used or stored within the home in connection with this home occupation? YES ☐ NO ☒
6. Does the home occupation produce any electrical interference, smoke, dust, or noise, which may be offensive? YES ☐ NO ☒
7. Is there any increase in traffic connected with this home occupation? YES ☐ NO ☒
8. Will there be any more than one sales party at you home per quarter related to this home occupation? YES ☐ NO ☒
9. Will this home occupation result in increased parking demands? YES ☐ NO ☒
10. Will there be any deliveries to the home other than the usual common carrier trucks serving a residential area such as UPS, FedEx, Airborne Freight? YES ☐ NO ☒
11. Will there be any employees of this home occupation other than members of the family living in the home? YES ☐ NO ☒

SIGNED: Diana Clemens

DATE: 7-6-2021

ADDRESS: 722 3rd Ave S.E., Decatur, AL, 35601

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QUESTIONNAIRE

4



A Grand City on a Charming Scale

Board of Zoning Adjustment

APPLICANT: Cari Gaskin
MAILING ADDR: 2517 Circle Dr. SE
CITY STATE ZIP: Decatur, AL 35603
PHONE: (501) 712-6921

PROPERTY OWNER: Matthew + Cari Gaskin
OWNER ADDR: 2517 Circle Dr. SE
CITY STATE ZIP: Decatur, AL 35603
OWNER PHONE: (501) 712-6921

ADDRESS FOR APPEAL: 2517 Circle Dr. SE

☒ HOME OCCUPATION
☐ USE PERMITTED ON APPEAL
☐ OTHER Office
NATURE OF APPEAL:
☐ SETBACK VARIANCE
☐ APPEAL OF ADMINISTRATIVE DECISION
☐ SIGN VARIANCE
☐ SURVEY FOR VARIANCES ATTACHED
☐ DRAWINGS FOR VARIANCES ATTACHED

***** Applicants or Duly Appointed Representative MUST be present in order for the case to be heard *****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES, # FOR PARKING, HARDSHIP, TYPE OF BUSINESS)

sewing & craft business - no foot traffic on/near property (online sales). Administrative office only.

Applicant Name(print): Cari Gaskin
Signature: Cari Gaskin
Representative Name(print):
Signature:
Date:

If applicant is using a representative for the request both signatures are required.

Office Use
Received By: Cindy
Zone: R-2
Hearing Date: July 27th 4:00
Approved/Disapproved:

The Board of Zoning Adjustment meets the last Tuesday of each month at 4:00 PM in the Council Chambers on first floor of City Hall. Applications must be filed by the 10th of the month to be heard the last Tuesday of the month.

CASE NO. 4 2517 CIRCLE DR SE



HOME OCCUPATION QUESTIONS

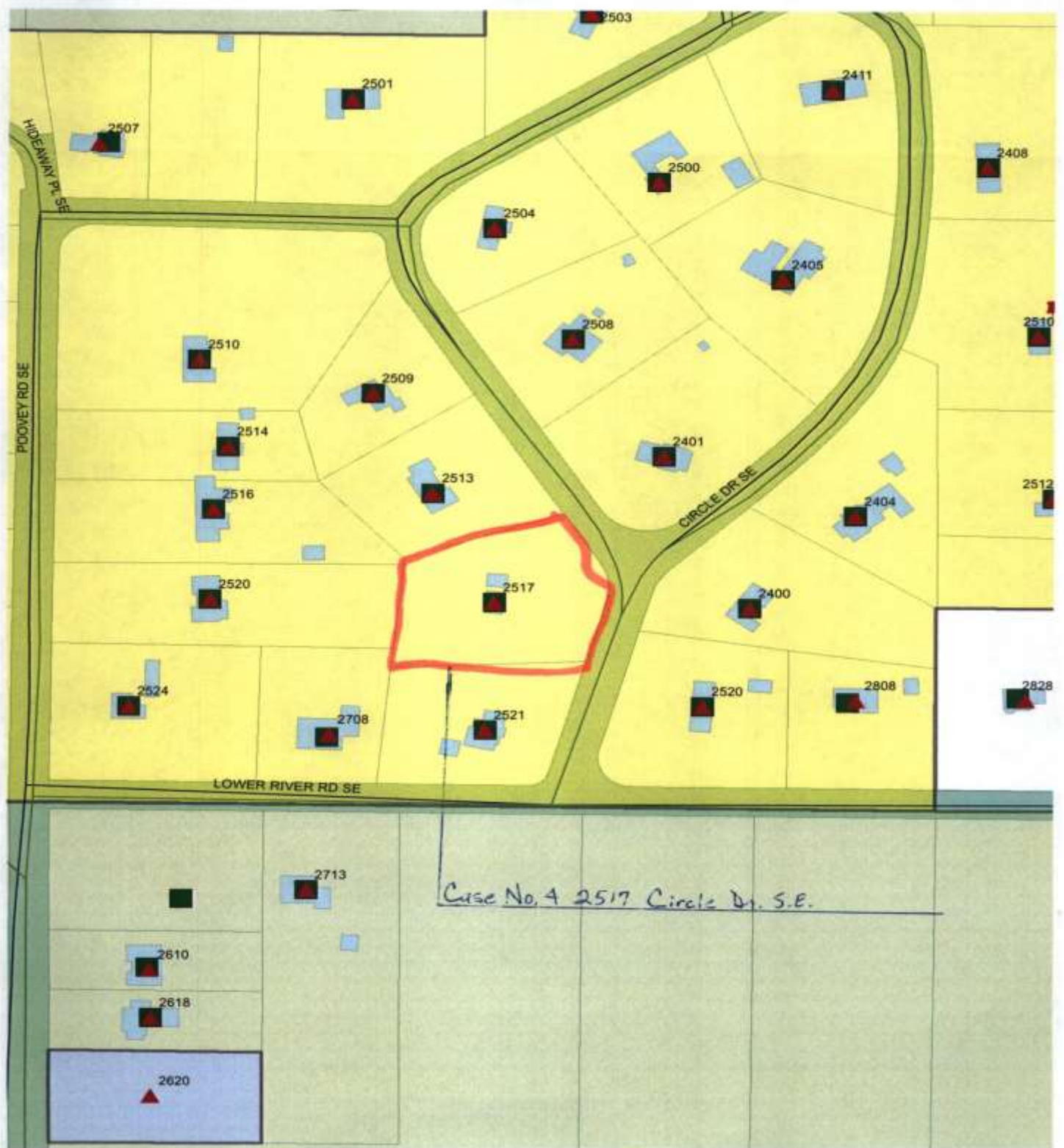
CHECK YES OR NO FOR EACH QUESTION

1. Is the occupation* applied for (administrative office, making of crafts, sewing, etc.,) conducted entirely within the dwelling? YES ☒ NO ☐
**note: This refers to only the work being done at your home.*
2. Does the occupation produce sounds, colors or other audible or visible evidence of a home occupation being present? YES ☐ NO ☒
3. Is there advertising on the premises or your vehicles? YES ☐ NO ☒
4. Is more than one room within the home used for the home occupation? YES ☐ NO ☒
5. Are there any explosives or highly combustible materials used or stored within the home in connection with this home occupation? YES ☐ NO ☒
6. Does the home occupation produce any electrical interference, smoke, dust, or noise, which may be offensive? YES ☐ NO ☒
7. Is there any increase in traffic connected with this home occupation? YES ☐ NO ☒
8. Will there be any more than one sales party at you home per quarter related to this home occupation? YES ☐ NO ☒
9. Will this home occupation result in increased parking demands? YES ☐ NO ☒
10. Will there be any deliveries to the home other than the usual common carrier trucks serving a residential area such as UPS, FedEx, Airborne Freight? YES ☐ NO ☒
11. Will there be any employees of this home occupation other than members of the family living in the home? YES ☐ NO ☒

SIGNED: _____

DATE: _____

ADDRESS: _____



⑤ App Fee \$50.00 Due by July 10, 2021 Meeting July 27, 2021 @ 4pm



* 402 Lee St NE 1st Floor Council Chamber

Board of Zoning Adjustment

APPLICANT: Myrna Tomas Jasson Said Sanchez-Gonzalez
MAILING ADDR: 1504 11th Ave SE
CITY, STATE, ZIP: Decatur, AL 35601
PHONE: (210) 577-3947

PROPERTY OWNER: 1504 11th Ave SE Myrna Tomas Jasson Said Sanchez-Gonzalez
OWNER ADDR: 1504 11th Ave SE
CITY, STATE, ZIP: Decatur, AL 35601 PHONE: (210) 577-3947

ADDRESS FOR APPEAL: 1504 11th Ave SE

NATURE OF APPEAL:

- ☒ HOME OCCUPATION ☐ SETBACK VARIANCE ☐ SIGN VARIANCE
☐ USE PERMITTED ON APPEAL ☐ APPEAL OF ADMINISTRATIVE DECISION
☐ OTHER ☐ SURVEY FOR VARIANCES ATTACHED ☐ DRAWINGS FOR VARIANCES ATTACHED

***** Applicants or Duly Appointed Representative MUST be present in order

For the case to be heard*****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES; # FOR PARKING; HARDSHIP; TYPE OF BUSINESS)

Crawlspace Repair, cleaning crawlspace, treating crawlspace for mold,
installing moisture barriers, installing flow drain system.

Applicant Name (print) Myrna Tomas

Signature _____

Representative Name (print) _____

Signature July 7, 2021 Myrna Tomas

Date July 7, 2021

If applicant is using a
representative for the
request both signatures
are required

Office Use Received By: _____

Zone R-2

Hearing Date 7.27.21 24p.

Approved Disapproved _____

CASE NO. 5 1504 11TH AV SE



HOME OCCUPATION QUESTIONS

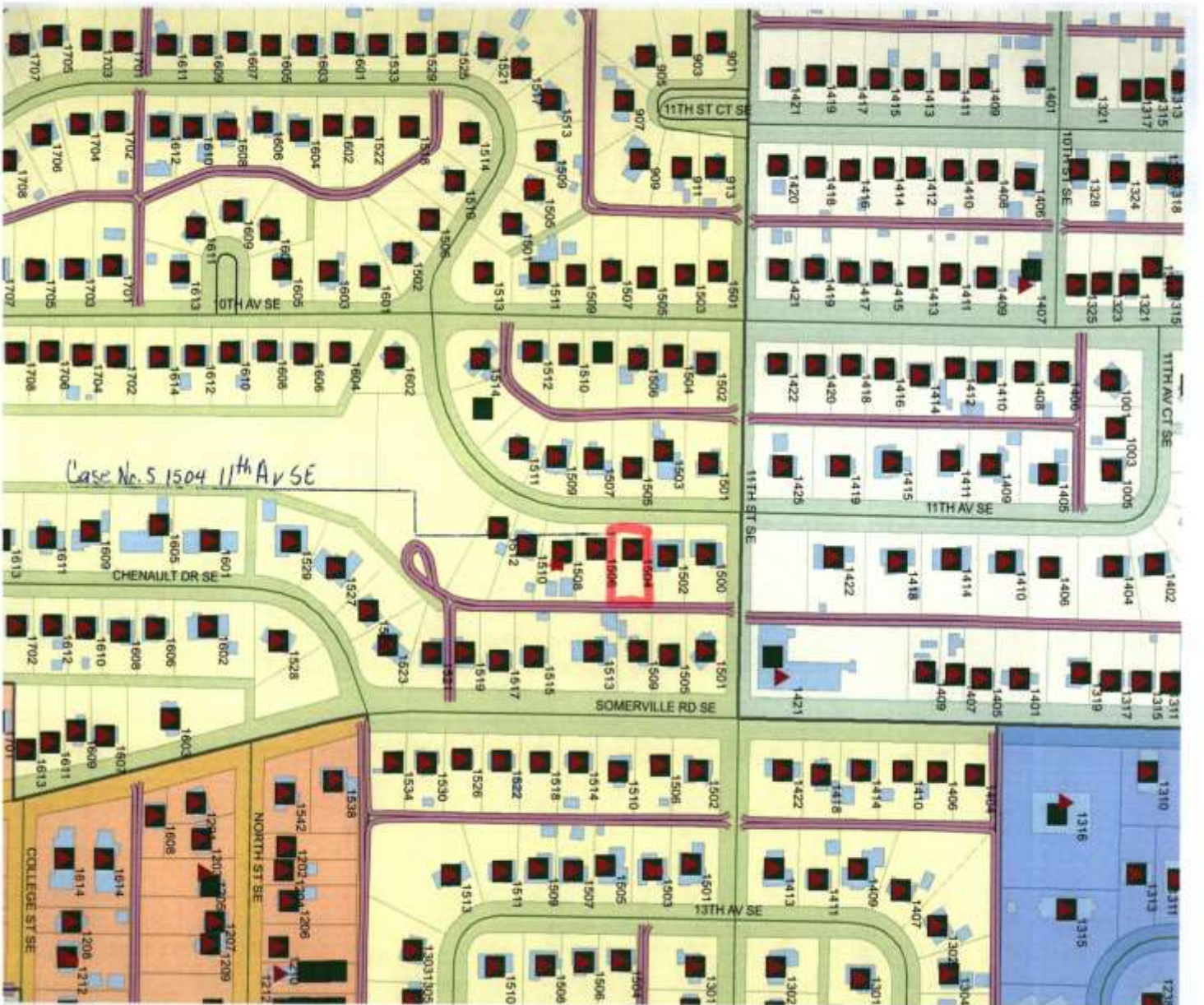
CHECK YES OR NO FOR EACH QUESTION

1. Is the occupation* applied for (administrative office, making of crafts, sewing, etc.,) conducted entirely within the dwelling? YES X NO
**note: This refers to only the work being done at your home.*
2. Does the occupation produce sounds, colors or other audible or visible evidence of a home occupation being present? YES NO X
3. Is there advertising on the premises or your vehicles? YES NO X
4. Is more than one room within the home used for the home occupation? YES NO X
5. Are there any explosives or highly combustible materials used or stored within the home in connection with this home occupation? YES NO X
6. Does the home occupation produce any electrical interference, smoke, dust, or noise, which may be offensive? YES NO X
7. Is there any increase in traffic connected with this home occupation? YES NO X
8. Will there be any more than one sales party at your home per quarter related to this home occupation? YES NO X
9. Will this home occupation result in increased parking demands? YES NO X
10. Will there be any deliveries to the home other than the usual common carrier trucks serving a residential area such as UPS, FedEx, Airborne Freight? YES NO X
11. Will there be any employees of this home occupation other than members of the family living in the home? YES NO X

SIGNED: Mary Thomas DATE: July 7, 2021
ADDRESS: 1504 11th AVE SE Decatur, AL 35601

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QUESTIONNAIRE



6

402 Lee St NE 1st Floor Council Chamber

Board of Zoning Adjustment

APPLICANT: Tracy Kauffman
MAILING ADDR: 306 Mark St
CITY, STATE, ZIP: Decatur, AL 35601
PHONE: 256-466-7956

PROPERTY OWNER: Chris & Tracy Kauffman
OWNER ADDR: 306 Mark St
CITY, STATE, ZIP: Decatur, AL 35601 PHONE: 256-466-7956

* ADDRESS FOR APPEAL: 306 Mark St

NATURE OF APPEAL:

- ☒ HOME OCCUPATION ☐ SETBACK VARIANCE ☐ SIGN VARIANCE
☐ USE PERMITTED ON APPEAL ☐ APPEAL OF ADMINISTRATIVE DECISION
☐ OTHER ☐ SURVEY FOR VARIANCES ATTACHED ☐ DRAWINGS FOR VARIANCES ATTACHED

***** Applicants or Duly Appointed Representative MUST be present in order

For the case to be heard*****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES; # FOR PARKING; HARDSHIP; TYPE OF BUSINESS)

Travel agency - operated online only.

Applicant Name (print) Tracy Kauffman If applicant is using a
Signature Tracy Kauffman representative for the
Representative Name (print) Tracy Kauffman request both signatures
Signature _____ are required
Date 7-6-21

Office Use Received By: _____
Zone R-2
Hearing Date 7/27/21
Approved/Disapproved _____

CASE NO. 6 306 MARK ST SW



HOME OCCUPATION QUESTIONS

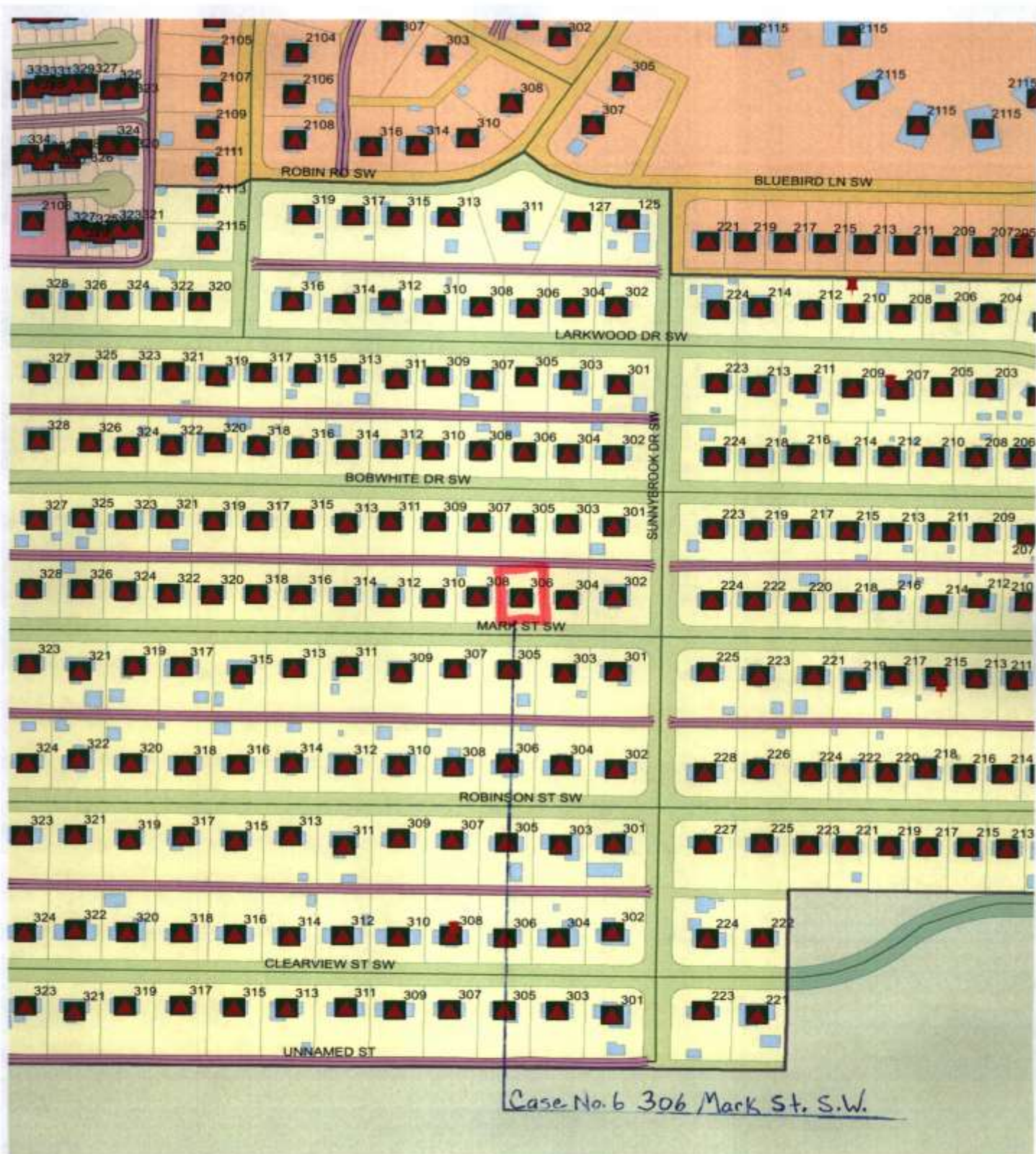
CHECK YES OR NO FOR EACH QUESTION

1. Is the occupation* applied for (administrative office, making of crafts, sewing, etc.,) conducted entirely within the dwelling? YES ☒ NO ☐
**note: This refers to only the work being done at your home.*
2. Does the occupation produce sounds, colors, or other audible or visible evidence of a home occupation being present? YES ☒ NO ☐
3. Is there advertising on the premises or your vehicles? YES ☐ NO ☒
4. Is more than one room within the home used for the home occupation? YES ☐ NO ☒
5. Are there any explosives or highly combustible materials used or stored within the home in connection with this home occupation? YES ☐ NO ☒
6. Does the home occupation produce any electrical interference, smoke, dust, or noise, which may be offensive? YES ☐ NO ☒
7. Is there any increase in traffic connected with this home occupation? YES ☐ NO ☒
8. Will there be any more than one sales party at your home per quarter related to this home occupation? YES ☐ NO ☒
9. Will this home occupation result in increased parking demands? YES ☐ NO ☒
10. Will there be any deliveries to the home other than the usual common carrier trucks serving a residential area such as UPS, FedEx, Airborne Freight? YES ☐ NO ☒
11. Will there be any employees of this home occupation other than members of the family living in the home? YES ☐ NO ☒

SIGNED: Lacy Kauffman DATE: 7/6/21
ADDRESS: 306 Mark St, Decatur, AL 35601

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QUESTIONNAIRE



(1) \$50 APP FEE Due 10th of the month July 27, 2021 @ 4pm



* 402 Lee St NE 1st Floor Council Chamber

Board of Zoning Adjustment

APPLICANT: Travis Bates
MAILING ADDR: 306 Denver PL S.W.
CITY, STATE, ZIP: Decatur, AL 35603
PHONE: 256-466-5902

PROPERTY OWNER: Johnetta Moore
OWNER ADDR: 306 Denver PL S.W.
CITY, STATE, ZIP: Decatur, AL PHONE: 256-345-2940

ADDRESS FOR APPEAL: 306 Denver PL S.W.

NATURE OF APPEAL:

- ☒ HOME OCCUPATION ☐ SETBACK VARIANCE ☐ SIGN VARIANCE
☐ USE PERMITTED ON APPEAL ☐ APPEAL OF ADMINISTRATIVE DECISION
☐ OTHER ☐ SURVEY FOR VARIANCES ATTACHED ☐ DRAWINGS FOR VARIANCES ATTACHED

*****Applicants or Duly Appointed Representative MUST be present in order

For the case to be heard*****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES; # FOR PARKING; HARDSHIP; TYPE OF BUSINESS)

Online clothing store want to use the home as
a office only

Applicant Name (print) Travis Bates
Signature [Signature]
Representative Name (print) Johnetta Moore
Signature [Signature]
Date 7-9-21

If applicant is using a
representative for the
request both signatures
are required

Office Use Received By: _____
Zone R-5
Hearing Date July 27, 2021
Approved/Disapproved _____

CASE NO. 7 306 DENVER PL SW



HOME OCCUPATION QUESTIONS

CHECK YES OR NO FOR EACH QUESTION

1. Is the occupation* applied for (administrative office, making of crafts, sewing, etc.,) conducted entirely within the dwelling? YES ☒ NO ☐
**note: This refers to only the work being done at your home.*
2. Does the occupation produce sounds, colors or other audible or visible evidence of a home occupation being present? YES ☐ NO ☒
3. Is there advertising on the premises or your vehicles? YES ☐ NO ☒
4. Is more than one room within the home used for the home occupation? YES ☐ NO ☒
5. Are there any explosives or highly combustible materials used or stored within the home in connection with this home occupation? YES ☐ NO ☒
6. Does the home occupation produce any electrical interference, smoke, dust, or noise, which may be offensive? YES ☐ NO ☒
7. Is there any increase in traffic connected with this home occupation? YES ☐ NO ☒
8. Will there be any more than one sales party at you home per quarter related to this home occupation? YES ☐ NO ☒
9. Will this home occupation result in increased parking demands? YES ☐ NO ☒
10. Will there be any deliveries to the home other than the usual common carrier trucks serving a residential area such as UPS, FedEx, Airborne Freight? YES ☐ NO ☒
11. Will there be any employees of this home occupation other than members of the family living in the home? YES ☐ NO ☒

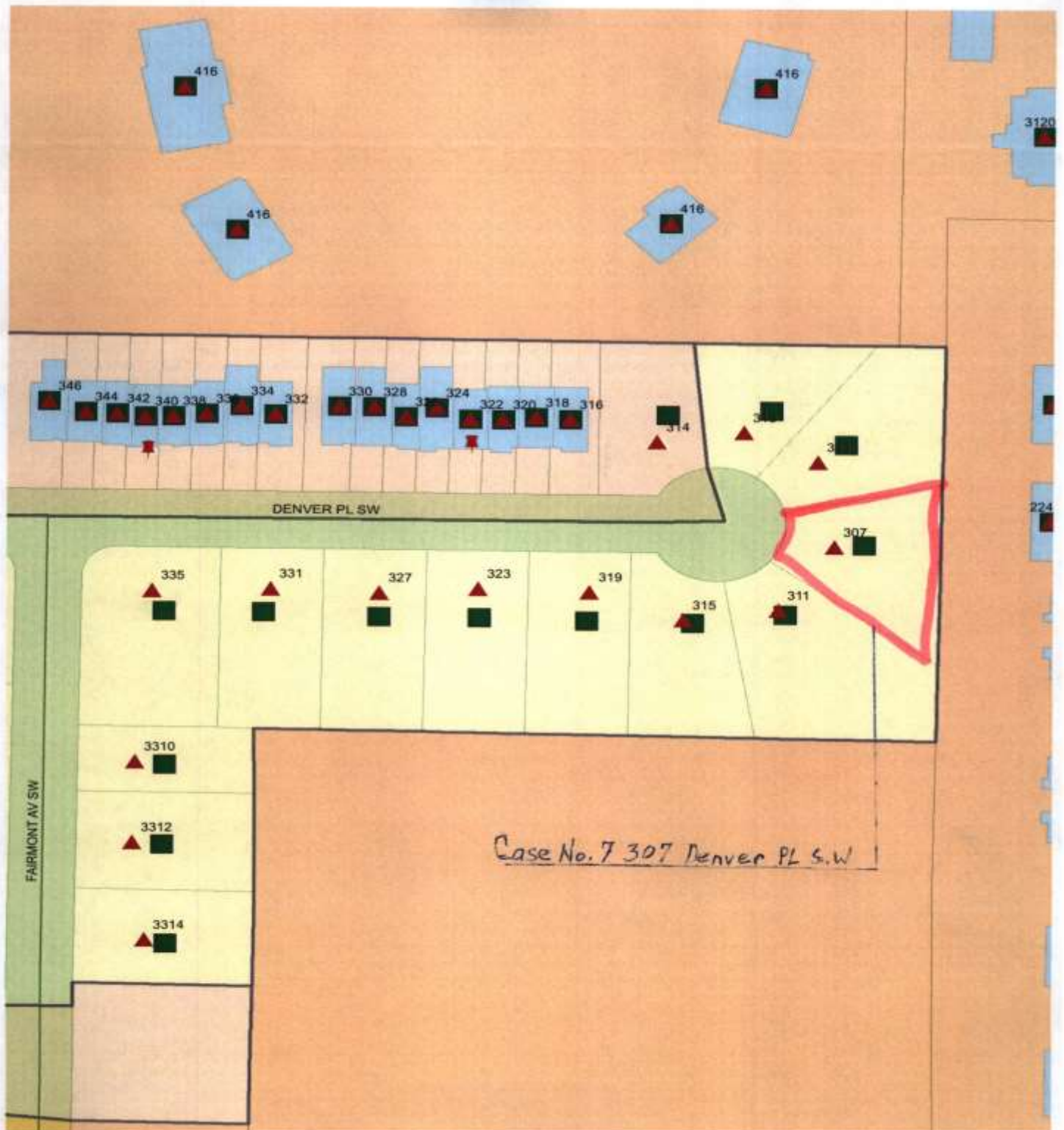
SIGNED: _____

DATE: 7-9-21

ADDRESS: 300 Denver Pl S.W.

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QUESTIONNAIRE



8



407 Lee St NE 1st Floor Council Chamber

Board of Zoning Adjustment

APPLICANT: Alexis Saavedra Ramirez
MAILING ADDR: 1515 Phillips Ave SW
CITY, STATE, ZIP: Decatur AL 35601
PHONE: 770-996-7882

PROPERTY OWNER: Dora Zetina
OWNER ADDR: 48 Goose pond rd
CITY, STATE, ZIP: Hartselle AL 35640 PHONE: 256-580-0473

* ADDRESS FOR APPEAL: 1515 Phillips Ave SW

NATURE OF APPEAL:

- ☒ HOME OCCUPATION ☐ SETBACK VARIANCE ☐ SIGN VARIANCE
☐ USE PERMITTED ON APPEAL ☐ APPEAL OF ADMINISTRATIVE DECISION
☐ OTHER ☐ SURVEY FOR VARIANCES ATTACHED ☐ DRAWINGS FOR VARIANCES ATTACHED

*****Applicants or Duly Appointed Representative MUST be present in order
For the case to be heard*****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES; # FOR PARKING; HARDSHIP; TYPE OF BUSINESS)
My BUSINESS IS Residential Remodeling

Applicant Name (print) Alexis Saavedra Ramirez If applicant is using a
Signature [Signature] representative for the
Representative Name (print) _____ request both signatures
Signature [Signature] are required
Date 7-8-21

Office Use Received By: _____
Zone R-3
Hearing Date July 27, 2021
Approved/Disapproved [Signature]



HOME OCCUPATION QUESTIONS

CHECK YES OR NO FOR EACH QUESTION

1. Is the occupation* applied for (administrative office, making of crafts, sewing, etc.,) conducted entirely within the dwelling? YES ☒ NO ☐
**note: This refers to only the work being done at your home.*
2. Does the occupation produce sounds, colors or other audible or visible evidence of a home occupation being present? YES ☐ NO ☒
3. Is there advertising on the premises or your vehicles? YES ☐ NO ☒
4. Is more than one room within the home used for the home occupation? YES ☐ NO ☒
5. Are there any explosives or highly combustible materials used or stored within the home in connection with this home occupation? YES ☐ NO ☒
6. Does the home occupation produce any electrical interference, smoke, dust, or noise, which may be offensive? YES ☐ NO ☒
7. Is there any increase in traffic connected with this home occupation? YES ☐ NO ☒
8. Will there be any more than one sales party at you home per quarter related to this home occupation? YES ☐ NO ☒
9. Will this home occupation result in increased parking demands? YES ☐ NO ☒
10. Will there be any deliveries to the home other than the usual common carrier trucks serving a residential area such as UPS, FedEx, Airborne Freight? YES ☐ NO ☒
11. Will there be any employees of this home occupation other than members of the family living in the home? YES ☒ NO ☒

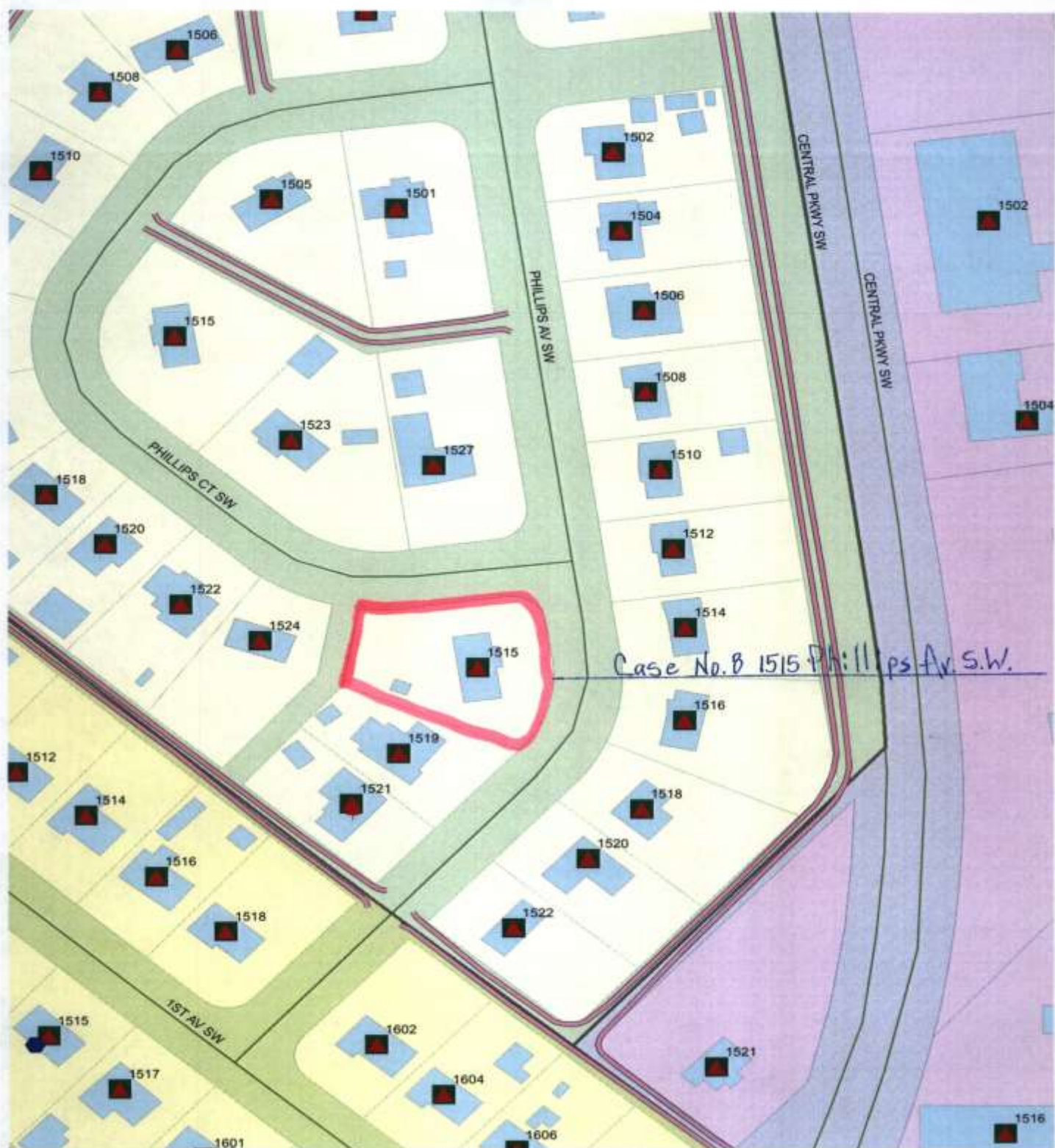
SIGNED: Ans

DATE: 7-8-21

ADDRESS: 48 Crooze Pond rd Hartsville AL

1515 Phillips Ave SW

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MAP

9



402 Lee St NE 1st Floor Council Chamber

Board of Zoning Adjustment

APPLICANT: Trent Standridge Country Financial
MAILING ADDR: 713 6th Ave SE
CITY, STATE, ZIP: Decatur, AL 35601
PHONE: 256-476-4068

PROPERTY OWNER: Trent Standridge
OWNER ADDR: 2309 Warwick Ave
CITY, STATE, ZIP: Decatur, AL 35601 PHONE: 256-476-4068

ADDRESS FOR APPEAL: 713 6th Ave SE

NATURE OF APPEAL:

- ☐ HOME OCCUPATION ☒ SETBACK VARIANCE ☒ SIGN VARIANCE
☐ USE PERMITTED ON APPEAL ☐ APPEAL OF ADMINISTRATIVE DECISION
☐ OTHER ☐ SURVEY FOR VARIANCES ATTACHED ☐ DRAWINGS FOR VARIANCES ATTACHED

*****Applicants or Duly Appointed Representative MUST be present in order

For the case to be heard*****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES; # FOR PARKING; HARDSHIP; TYPE OF BUSINESS)

8 foot setback variance
5:22 variance to be 6 feet wide 5 feet height

Applicant Name (print) Trent Standridge
Signature Trent Standridge
Representative Name (print) _____
Signature _____
Date _____

If applicant is using a
representative for the
request both signatures
are required

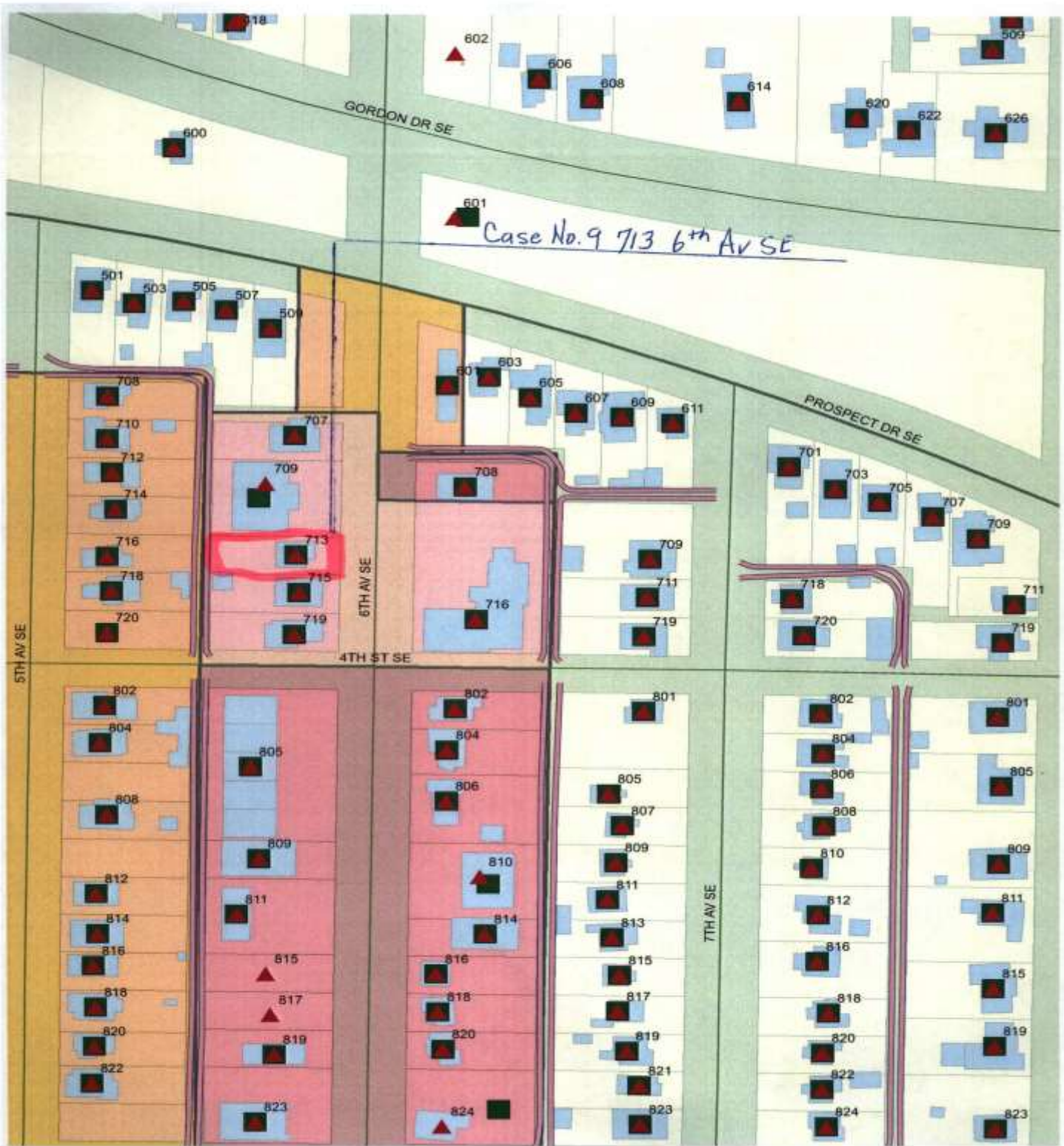


Office Use Received By: _____
Zone B-6
Hearing Date _____

Approved/Disapproved

Hold - Need payment

CASE NO. 9 713 6TH AV SE



CASE NO. 9 713 6TH AV SE

402 Lee St NE 1st Floor Council Chamber

Board of Zoning Adjustment

APPLICANT: MH Outdoor Media
MAILING ADDR: 11750 Katy freeway STE. 1300
CITY, STATE, ZIP: Houston, Tx. 77079
PHONE: 507-589-5663

PROPERTY OWNER: Aaron Guthrie (Mallard Village, LLC) Easement owner
OWNER ADDR: P.O. Box 515
CITY, STATE, ZIP: Decatur, AL. 35602 PHONE: _____

ADDRESS FOR APPEAL: 1211 Beltline Rd. SW

NATURE OF APPEAL:

- ☐ HOME OCCUPATION ☐ SETBACK VARIANCE ☒ SIGN VARIANCE
☐ USE PERMITTED ON APPEAL ☐ APPEAL OF ADMINISTRATIVE DECISION
☐ OTHER ☐ SURVEY FOR VARIANCES ATTACHED ☐ DRAWINGS FOR VARIANCES ATTACHED

*****Applicants or Duly Appointed Representative MUST be present in order

For the case to be heard*****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES; # FOR PARKING; HARDSHIP; TYPE OF BUSINESS)

* We would like to widen one end of the upper structure by 15' for a total of a 20' vee.
* We are adding two digital faces the same dimensions as currently in place.
* All heights and face dimensions will remain the same. No foundation changes are needed.

Applicant Name (print) Thomas Thrash

Signature [Signature]

Representative Name (print) Thomas Thrash

Signature [Signature]

Date 7 July 2021

If applicant is using a representative for the request both signatures are required

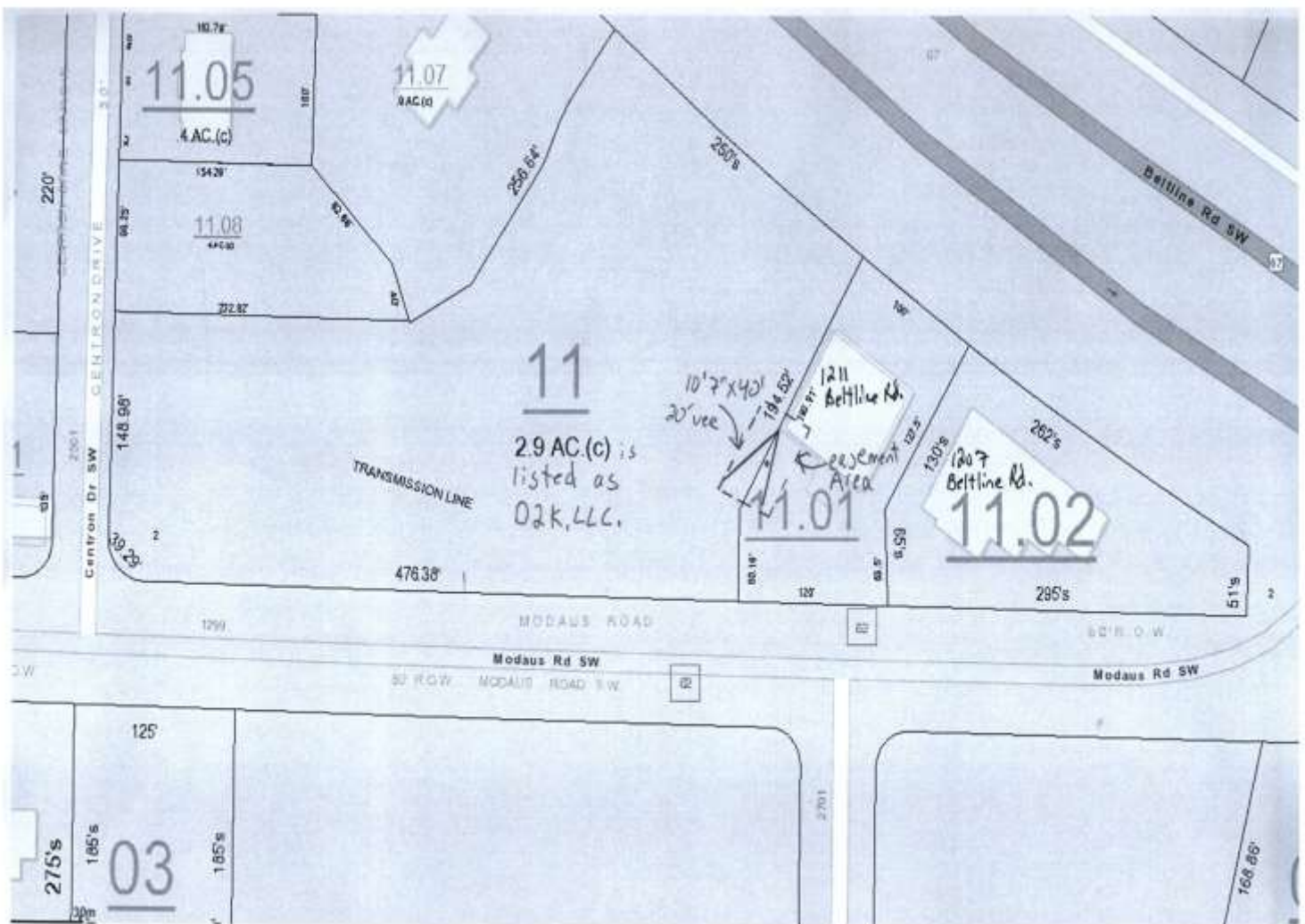
Office Use Received By: [Signature]

Zone M-2A

Hearing Date 7/27

Approved Disapproved _____

CASE NO. 10 1211 BELTLINE RD SW



Arnon > Eddie Hill >

(Height and Size will remain)
The Same

(Current column will)
remain the same

(O2K, LLC owns 11, 11.01 and 11.02)
no set back issues

(no foundation work is needed to)
meet 2009 IBC Ratings

(\$4,500 in elec cost.)
(\$2500 construction labor)

DIAGRAM



Sign Permit

Job Site Address: 1211 Beltline Rd SW	
Applicant Name: MH Outdoor Media, LLC.	Property Owner: Aaron Guthrie
Address: 11750 Katy Freeway	Email: tthrash@mac haik.com
City, State, Zip: Houston, TX. 77079	Phone#: 507-589-5663
Company Name: MH Outdoor Media	Owner Contractor Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>

***** Attached and Detached signs are separate permits but this form can be used for both*****

Application to (circle): Erect New Change Faces Maintenance Altering

1. ATTACHED SIGN TYPES (circle all that apply): Wall Roof Marquee Awning <u>Projecting</u>
2. Number of signs: _____
3. List total square footage of each sign and dimensions: _____ Total Square Footage of all signs: _____
List all signs that are to remain and new signage: _____
1. _____
2. _____
3. _____
4. _____
5. _____
6. _____
4. Height of building that signage is or will be attached: _____
5. Distance sign will extend above roofline: _____
6. List the total linear footage of building frontage: _____
7. Distance Marquee or Awning will extend from wall face: _____
8. Have plans for Awning been submitted to Building Dept. (circle): yes no
9. Will this sign be an LED type sign? (circle) yes <u>no</u>
Project Cost _____

1. DETACHED SIGN TYPES (circle all that apply): Business Center Single business Directional <u>Billboard</u>
2. Number of signs: <u>1 two Sided</u>
3. List all signs that are to remain and new signage: <u>All signs and dimensions will remain the same</u>
Total sign height: _____ Total Square Footage: _____ Setback from property lines: _____ Distance from other signs on lot: _____
1. <u>Same</u> 10' 7" X 40 = 423.32 <u>Same</u> <u>Same</u>
2. <u>Same</u> 10' 7" X 40 = 423.32 <u>Same</u> <u>Same</u>
3. _____
4. _____
5. _____
4. List the total linear road frontage (in feet) that the signs are or will be located.
1. _____ 2. _____ 3. _____ 4. _____
5. Will this be a LED type sign? (circle) yes <u>no</u>
Project Cost <u>\$200,000.00</u>

*ALL NEW AND NONCONFORMING SIGNS REQUIRE A SURVEY

*ALL NEW AND ALTERED DETACHED SIGNS MUST HAVE AN ENGINEERED STAMPED FOOTING DETAIL OR PROOF OF MEETING WINDLOAD REQUIREMENTS.

* SIGNS THAT DO NOT HAVE EXISTING POWER WILL NEED AN ELECTRICAL PERMIT

*A GRAPHICAL REPRESENTATION OF THE SIGN IS REQUIRED

Failure to obtain necessary inspections and approvals will result in sign permit being void and sign(s) erected pursuant thereto subject to removal**

I hereby certify that I have read and examined this application and know the same to be true and correct. All the provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not. The granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction.

Signature of Applicant: [Signature] Date 06/21/2022

Permit # _____
Initials _____

402 Lee St NE 1st Floor Council Chamber

Board of Zoning Adjustment

APPLICANT: Schoel Engineering
MAILING ADDR: 7500 Memorial Parkway SW STE 209
CITY, STATE, ZIP: Huntsville, AL 35802
PHONE: (256) 539-1221

PROPERTY OWNER: Home Development, LP
OWNER ADDR: P.O. Box 31769
CITY, STATE, ZIP: Knoxville, TN 37930 PHONE: (256) 318-1142

ADDRESS FOR APPEAL: 2900 Spring Avenue, Decatur, AL 35603

NATURE OF APPEAL:

- ☐ HOME OCCUPATION ☐ SETBACK VARIANCE ☐ SIGN VARIANCE
☐ USE PERMITTED ON APPEAL ☐ APPEAL OF ADMINISTRATIVE DECISION
☒ OTHER ☐ SURVEY FOR VARIANCES ATTACHED ☒ DRAWINGS FOR VARIANCES ATTACHED

*****Applicants or Duly Appointed Representative MUST be present in order

For the case to be heard*****

DESCRIBE APPEAL IN DETAIL: (INCLUDE DIMENSIONS, # FT FOR VARIANCES; # FOR PARKING; HARDSHIP; TYPE OF BUSINESS)

See attached.

Applicant Name (print) Liz Willmot

Signature Liz Willmot

Representative Name (print)

Signature

Date 7/9/2021

If applicant is using a
representative for the
request both signatures
are required

Office Use Received By: Cindy

Zone M1-A

Hearing Date July 27th 4:00pm

Approved Disapproved

CASE NO. 11 APPLICATION

PARKING SUMMARY:

REQUIRED PARKING PER DECATUR ZONING ORDINANCE

FREDDY'S (3,150 SF)
- 1 SPACE/75 SF
- 42 SPACES REQ'D

ORIGINALLY PERMITTED RETAIL (4,327 SF)
- 1 SPACE/250 SF
- 18 SPACES REQ'D

PROPOSED RESTAURANT (4,327 SF)
- 1 SPACE/75 SF
- 58 SPACES REQ'D

PERMITTED DESIGN: 42 + 18 = 60 REQ'D SPACES
PROPOSED: 42 + 58 = 100 REQ'D SPACES

PROVIDED PARKING

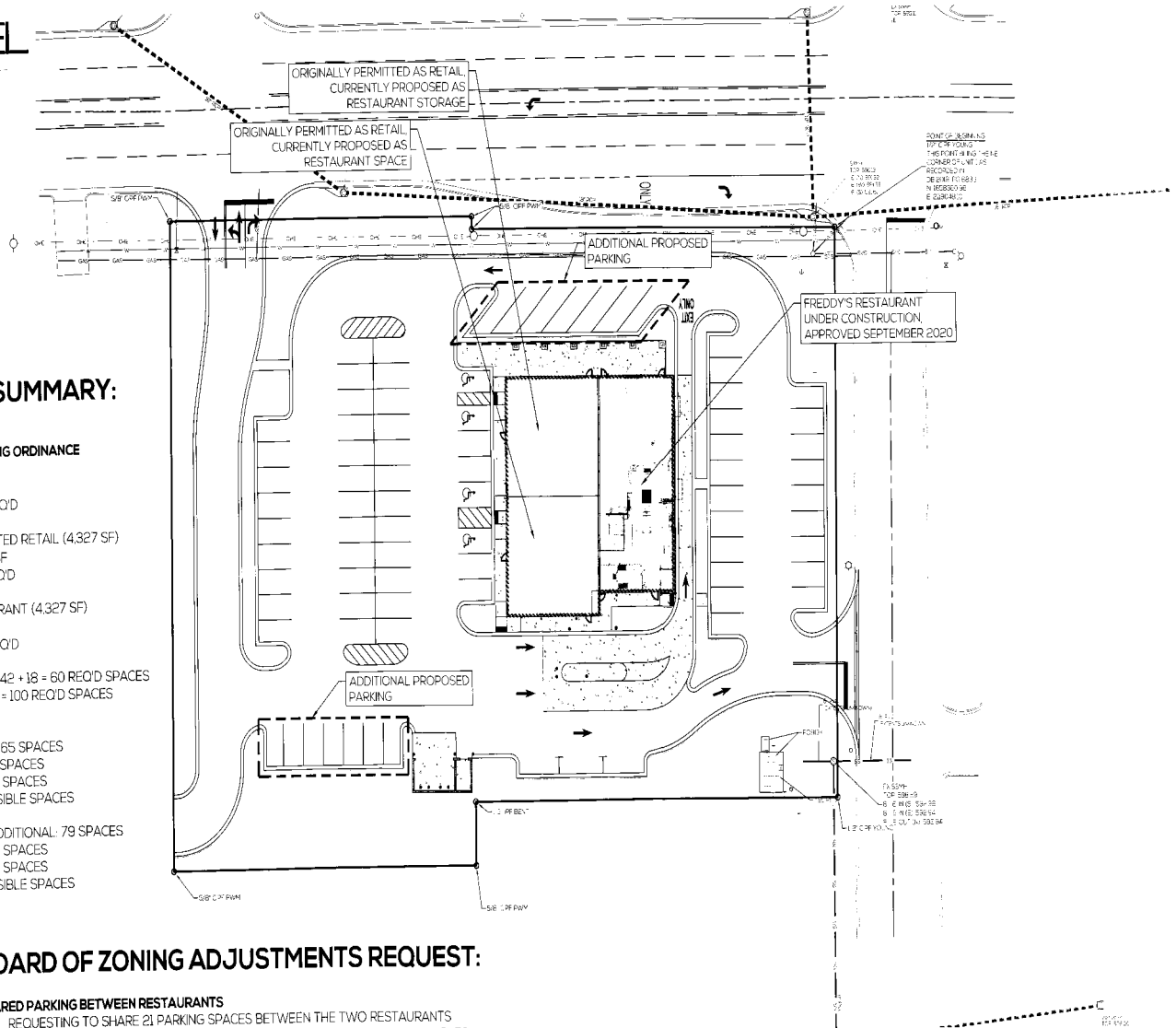
PERMITTED DESIGN: 65 SPACES
- 61 STANDARD SPACES
- 2 ACCESSIBLE SPACES
- 2 VAN ACCESSIBLE SPACES

WITH PROPOSED ADDITIONAL: 79 SPACES
- 75 STANDARD SPACES
- 2 ACCESSIBLE SPACES
- 2 VAN ACCESSIBLE SPACES

BOARD OF ZONING ADJUSTMENTS REQUEST:

SHARED PARKING BETWEEN RESTAURANTS

- REQUESTING TO SHARE 21 PARKING SPACES BETWEEN THE TWO RESTAURANTS
- HALF OF PROPOSED RESTAURANT WILL BE STORAGE AND WILL NOT HAVE TABLES
- IF THIS IS CONSIDERED TO HAVE NO PARKING REQUIREMENT, ONLY 29 SPACES ARE REQUIRED FOR NEW RESTAURANT SPACE - TOTAL OF 71, WHICH WE ARE PROVIDING





July 9, 2021

Board of Zoning Adjustment
PO Box 488
Decatur, AL 35602

Re: 2900 Spring Avenue

We are applying for a parking variance on behalf of the property owner to reduce the amount of required parking for a proposed restaurant. This site is currently under construction and was permitted with the City of Decatur in September of 2020. The originally permitted drawings proposed the Freddy's restaurant and retail space, with sufficient parking for both based on the City of Decatur Zoning Ordinance. The owner would like to utilize the rest of the building for another restaurant instead of retail. The new restaurant would not be operating out of the full space, as half of it would be used for storage.

Freddy's has a total of 80 seats inside the store, and the proposed Mexican restaurant has approximately 50. Freddy's has a drive-thru window, and according to the franchise owner, approximately 70% of their customers use the drive-thru instead of dining inside the restaurant, which decreases the amount of parking spaces actively used by Freddy's customers. The Mexican restaurant would not have a drive-thru window.

The originally permitted drawings provided a total of 65 parking spaces in response to the 60 required spaces. The owner is planning to update the construction documents to add an additional 14 spaces, bringing the total provided parking up to 79. Based on a restaurant parking requirement for the full footprint of both stores, a total of 100 spaces are required.

We are requesting to share a total of 21 spaces between the two restaurants on the grounds that the Mexican restaurant would only be operating out of half of their footprint, approximately 70% of Freddy's customers are using the drive-thru instead of parking spaces, and that the owner is actively working to provide as many parking spaces as is feasible onsite.

Sincerely,

A handwritten signature in black ink, appearing to read "Liz Willmot".

Liz Willmot, P.E.
License No. 40334

Established 1888
SCHOEL ENGINEERING COMPANY, INC.
7500 Memorial Pkwy. SW, Ste. 209 | Huntsville, AL 35802
P 256-539-1221 | F 256-539-1220 | schoel.com