

CHATHAM COUNTY ZONING BOARD OF APPEALS

ARTHUR A. MENDONSA HEARING ROOM
112 EAST STATE STREET

JULY 25, 2006

9:00 A.M.

TENTATIVE AGENDA

This Agenda can be accessed on the Internet at <http://www.thempc.org>

I. Petitions Ready For Hearing:

1. Continued Petition of Darwin Johnson
B-060427-60770-1
225 Penrose Drive

Nature of Request

The petitioner is requesting approval of a five (5) foot side yard setback variance to the ten (10) foot side yard setback requirement of Section 4-6.1 of the Chatham County Zoning Ordinance in order to construct a single family residential structure. The subject property, located at 225 Penrose Drive, is zoned R-1-A/EO (One-Family Residential/ Environmental Overlay).

Summary of Findings: All of the conditions necessary for granting a five (5) foot side yard setback variance appear not to be met.

2. Continued Petition of Savannah Quality Homebuilder
B-060501-87302-1
123, 125, & 127 North Street

Nature of Request

The petitioner is requesting approval of a five (5) foot rear yard setback variance to the 25 foot rear yard setback requirement, and a five (5) foot front yard setback variance to the 20 foot front yard setback requirement of Section 4-6.1 of the Chatham County Zoning Ordinance in order to construct three (3) new residential structures. The subject properties, located at 123, 125, and 127 North Street, are zoned R-1/EO (One-Family Residential/ Environmental Overlay).

Summary of Findings: All of the conditions necessary for granting a five (5) foot rear yard setback and a five (5) foot front yard setback variance for three (3) lots appear not to be met.

3. Continued Petition of Jane W. Cannon
B-060526-54115-1
125 Waite Drive

Nature of Request

The petitioner is requesting approval of a 25 foot marsh setback variance from the 50 foot marsh setback requirement of Section 4-12 of the Chatham County Zoning Ordinance in order to construct a greenhouse on the subject property. The subject property, located at 125 Waite Drive, is zoned R-1-C/EO (One-Family Residential/Environmental Overlay).

Summary of Findings: All of the conditions necessary for granting a 25 foot marsh setback variance appear not to be met.

4. Petition of William Goldberg
B-060627-38355-1
12 Melinda Circle

Nature of Request

The petitioner is requesting approval of a 25 foot marsh setback variance from the 50 foot marsh setback required, and a ten foot riparian buffer setback variance from the 35 foot riparian buffer required by Section 4-12f(1) and (2) of the Chatham County Zoning Ordinance in order to construct a swimming pool in the rear yard of an existing single family residence. The subject property, located at 12 Melinda Circle, is zoned R-1/EO (One-Family Residential/Environmental Overlay).

Summary of Findings: All of the conditions necessary for granting a 25 foot marsh setback variance and a ten foot riparian buffer setback variance appear not to be met.

5. Petition of John & Adelia Brooks
B-060627-38458-1
35 Cabbage Crossing

Nature of Request

The petitioner is requesting approval of a five foot front yard setback variance from the 20 foot front yard setback requirement of Section 4-6 of the Chatham County Zoning Ordinance in order to construct an addition onto an existing single family residence. The subject property, located at 35 Cabbage Crossing, is zoned PUD-R/EO (Planned Unit Development-Residential/Environmental Overlay).

Summary of Findings: All of the conditions necessary for granting a five (5) foot front yard setback variance appear not to be met.

II. Minutes

1. Approval of CZBA Minutes – June 27, 2006

III. Other Business

IV. Adjournment