



May 28, 2015 SZBA Meeting

I. Call to Order and Welcome

1. [Call to Order](#)

II. Notices, Proclamations and Acknowledgements

III. Approval of Minutes

2. [Approval of the April 22, 2015 SZBA Meeting Minutes](#)

Attachment: [April22nc SZBAMinutes.pdf](#)

IV. Approval of Final Agenda

Items Requested to Be Continued

3. [421 Abercorn Street | Request to Continue | 14-003918-ZBA](#)
4. [31 E. Jones Street | Request to Continue | 14-002878-ZBA](#)
5. [302, 306 and 315 W. 38th St. | Parking Variance |1762](#)

The Consent Agenda consists of items for which the applicant is in agreement with the staff recommendation and for which no known objections have been identified nor anticipated by staff. Any objections raised at the meeting will result in the item being moved to the Regular Agenda.

V. Consent Agenda

6. [1116 Lincoln Street | Use and Parking Variance | 2244](#)

Attachment: [Images 2244.pdf](#)

Attachment: [Staff Report 2244.pdf](#)

7. [1507 Chevy Chase Road | Lot Coverage Variance | 2257](#)

Attachment: [Staff Report 2257.pdf](#)

Attachment: [Images 2257.pdf](#)

8. [1021 Carroll Street | Lot Coverage Variance | 2285](#)

Attachment: [Staff Report 2285.pdf](#)

Attachment: [Images 2285.pdf](#)

9. [2419 Tennessee Avenue | Rear Building Setback Variance | 2321](#)

Attachment: [Staff Report 2321.pdf](#)

Attachment: [Images 2321.pdf](#)

10. [417 E. Bay Street | Parking Variance | 2323](#)

Attachment: [Staff Report 2323.pdf](#)

Attachment: [Images 2323.pdf](#)

VI. Old Business

11. [719 W. Victory Dr. | Request for Rehearing | 2371](#)

Attachment: [Staff Report 2371.pdf](#)

Attachment: [Comment Re File No. 15-002371-ZBA.pdf](#)

Attachment: [Additional Evidence.pdf](#)

Attachment: [Maps 2371.pdf](#)

Attachment: [PICT0007.pdf](#)

12. [224 W. Waldburg Street | Request for Rehearing | 1767](#)

Attachment: [Reconsideration 1767.pdf](#)

Attachment: [Board Decision 1767.pdf](#)

Attachment: [Images 1767.pdf](#)

Attachment: [Maia A1 SITE PLAN revised May 18 darker 11x17.pdf](#)

Attachment: [Maia ZBA-rev letter.pdf](#)

VII. Regular Agenda

13. [819 Abercorn Street | Short Term Vacation Rental | 1988](#)

Attachment: [Images 1988.pdf](#)

Attachment: [Staff Report 1988.pdf](#)

Attachment: [Comment 1.pdf](#)

14. [106 E. Anderson Street | Short Term Vacation Rental | 2243](#)

Attachment: [Images 2243.pdf](#)

Attachment: [Zoning appeal comment letter.pdf](#)

Attachment: [Staff Report 2243.pdf](#)

15. [402 E. Park Avenue | Short Term Vacation Rental | 2286](#)

Attachment: [Images 2286.pdf](#)
Attachment: [Staff Report 2286.pdf](#)

16. [109 E. Park Avenue, Apt. D | Short Term Vacation Rental | 2352](#)

Attachment: [Images 2352.pdf](#)
Attachment: [Staff Report 2352.pdf](#)

17. [11 & 15 E. 38th Street | Lot Variances | 2205](#)

Attachment: [Staff Report 2205.pdf](#)
Attachment: [Images 2205.pdf](#)

18. [425 W. Montgomery Cross Road | Use Approval - Daycare | 2319](#)

Attachment: [Staff Report 2319.pdf](#)
Attachment: [Images 2319.pdf](#)

19. [221 W. Henry Street | Side Setback Variance | 2324](#)

Attachment: [Staff Report 2324.pdf](#)
Attachment: [Images 2324.pdf](#)

20. [7010 Skidaway Road | Use Separation Variance | 2322](#)

Attachment: [Staff Report 2322.pdf](#)
Attachment: [Images 2322.pdf](#)

21. [740 E. Henry Street | Lot and Parking Variances | 2326](#)

Attachment: [Staff Report 2326.pdf](#)
Attachment: [Images 2326.pdf](#)

22. [600 E. Bay Street | Appeal of HDBR Decision | 2278](#)

Attachment: [Staff Report 2278.pdf](#)
Attachment: [HDBR Board Decision.pdf](#)
Attachment: [HDBR Staff Recommendation.pdf](#)
Attachment: [Petitioner Submittals 2278.pdf](#)
Attachment: [Images 2278.pdf](#)
Attachment: [150430_600 East Bay_Steel Frame.pdf](#)

VIII. Other Business

IX. Adjournment