

# **CASE DESCRIPTION**

## **689 Westwood (21-29)**

**Hearing date: August 10, 2021**

**Appeal No. 21-29:** The owner of the property known 689 Westwood, requests the following variance to construct an addition to an existing non-conforming single-family home:

**A. Chapter 126, Article 2.06.2** of the Zoning Ordinance requires that the minimum total side yard setback are 14.00 feet or 25% of the total lot width whichever is larger. The required is 22.47 feet. The proposed is 18.82 feet. Therefore; a variance of 3.65 feet is being requested.

**Staff Notes:** The applicant was in front of the board in May, which the appeal was denied (minutes attached), and tabled in July. The applicant is requesting a lesser variance to construct an addition to the home.

This property is zoned R1– Single Family Residential.

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Jeff Zielke, NCIDQ, LEED AP  
Assistant Building Official