

CASE DESCRIPTION

689 Westwood (21-29)

Hearing date: September 14, 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 18.99 feet. Therefore; a variance of 3.48 feet is being requested.

Staff Notes: The applicant was in front of the board in May, which the appeal was denied (minutes attached). Tabled in July due to the number of members present. August meeting the applicant opted to table again as the board requested some additional information. The applicant is now requesting a lesser variance to construct an addition to the home.

This property is zoned R1– Single Family Residential.

Jeff Zielke, NCIDQ, LEED AP
Assistant Building Official