



BOARD OF ZONING ADJUSTMENT
MEETING

AMENDED

TUESDAY, MARCH 14, 2023 | 5:30 PM
COUNCIL CHAMBERS | 1953 MUNICIPAL WAY
(PRE-MEETING AT 5:10PM)

Rayford Coleman, Chairman
Wade Walker, Vice Chairman
Kristalyn Lee

Jim McClain
Tommy Ryals

CALL TO

ORDER

ROLL CALL

APPROVAL OF MINUTES

Approve the February 14, 2023, Minutes

OPENING STATEMENT

Regarding actions of the Board of Zoning Adjustment, Sec. 111-14(f) Appeals

- City of Alabaster Zoning Ordinance, Sec. 111-14(f) / Appeals from a Decision of the Board. Any party aggrieved by any decision of the Board of Adjustment may file an appeal with the Circuit Court within 15 days by filing written notice with the Board specifying the judgement or decision from which the appeal is taken.
- Variances and Special Exceptions granted by the Board of Zoning Adjustment shall expire 12 months from the date of Board approval unless a building permit is issued. Upon expiration the applicant must re-apply and will be subject to the current ordinances of the City

AGENDA ITEMS

1. **SE-2023-0012 - Bark Avenue**

Address: 110 Plaza Circle

Owner: Ken Bettini

Applicant: Bark Avenue

PIN: 23 1 11 3 001 007.003

Zoning: B-3 State Route 119 Overlay

Request: Special Exception to allow pet grooming, daycare and small animal boarding at this location located in the State Route 119 Overlay

2. **SE-2023-0025 - Shabby Chic Pet Grooming**

Address: 7895 Highway 119

Owner: Peneddie LLC

Applicant Shaggy Chic Pet Grooming

PIN: 23 6 23 2 001 045.015

Zoning: B-3 State Route 119 Overlay

Request: Special Exception to allow pet grooming at this location located in the State Route 119 Overlay

3. **SE-2023-0032 - Verizon Temporary Tower**

Address: 136 Newgate Rd
Owner: Alabaster Water Board
Applicant: Verizon Cellular
PIN: 23 2 03 1 002 049.002
Zoning: R-1 (Single Family Residential)
Request: Special Exception to allow a temporary cell tower on this R-1 zoned Property.

4. **SE-2023-0044 – Long Lewis Automotive (Removed)**

Address: South of 1471 1st Street North
Owner: Elmtree Properties, LLC
Applicant: Long Lewis of Alabama
PIN: 13 7 25 3 001 008.001
Zoning: B-3 Medical Mile Overlay
Request: Special Exception to allow automobile rental use in the Medical Mile Overlay

5. **VA-2023-0007 - Long Lewis Automotive**

Address: 1471 & 1495 1st Street North
Owner: E & EE Properties, LLC & Elmtree Properties, LLC
Applicant: Midstate Signs, LLC (Judy Moore)
PIN: 13 7 25 3 001 007.000 & 13 7 25 3 001 008.001
Zoning: B-3 Medical Mile Overlay
Request: Various Sign Variances across 2 parcels

6. **VA-2023-0031 Dawson's Cove Entrance Sign**

Address: Entrance to Dawson's Cove
Owner: Western REI
Applicant: Jason Spinks
PIN: 23 7 25 2 004 999.999
Zoning: R-3 (Single Family Residential)
Request: SEC. 111-222(b) Variance to allow monument sign to exceed allowed 32 sq ft sign face area to 55.42 sq ft. a variance of 23.42 sq ft is required.

7. **VA-2023-0034 - 332 Logos Trace**

Address: 332 Logos Trace
Owner/Applicant: Anthony & Yoko Brown
PIN: 23 5 22 0 007 037.000
Zoning: E (Estate)
Request: Variance to allow Accessory Structure in the side yard.

OTHER BUSINESS

The next regularly scheduled meeting date is April 11, 2023

ADJOURN MEETING