



**BOARD OF ZONING APPEALS AGENDA
WEDNESDAY, OCTOBER 25, 2023 @ 4:30 P.M.**

CALL TO ORDER: 4:30PM

ROLL CALL: Chairman-Gary Bunting, Curtis Gunn, Sandra Boone, Daniel Larew, Alternate-Edward Brown

**APPROVAL OF MINUTES OF THE SEPTEMBER 27, 2023 PUBLIC HEARING:
Approved 5-0**

OLD BUSINESS: None.

NEW BUSINESS: The amendment to City Code Ch. 40.2 Zoning Ordinance for a Special Exception to request modification of the required side yard setback meeting date of Nov 14, 2023.

ANNOUNCEMENT OF FUTURE CONFERENCES AND MEETINGS

- **NEXT MEETING: NOVEMBER 29, 2023 @ 4:30 P.M.**

BOARD OF ZONING APPEALS RULES LIMIT A SPEAKER UP TO FIVE (5) MINUTES

214 Sandpiper Drive, CPN: 00800360, (Shea Terrace) UR-Urban Residential District. James Chavez requests a Variance of Zoning Ordinance Sec. Table 40.2-217(1) Area and Bulk Requirements to construct a 12' x 28 shed forward of the dwelling on the left side property line. Deferred from September 27, meeting. **Approved 5-0**

200 Phillips Avenue, CPN: 01810170, (Mt. Hermon), UR-M-Multi-Family Urban Residential district. Brent D. Robinson. request an appeal of the Zoning Administrators decision dated August 15, 2023 of article 40.2-218 Subsection(A)(6) of the Portsmouth Zoning Ordinance to relax the standards for allow to install a four (4) foot fence in the sight corner of visibility. The application of the standards of this Ordinance would not result in hardship to the landowner or the need for a variance. Deferred from September 27, meeting. **Denied 5-0**

135 Idlewood Av, CPN: 02800300, (Shea Terrace), UR-M Urban Residential District. Lugard Edokpayi, with Osato Properties LLC, requests a Special Exception before the Board of Zoning Appeals (BZA) in accordance with Zoning Ordinance Sec. 40.2-535(B)(8) to authorize the expansion of a nonconforming structure. The applicant requests an after the fact authorization for the construction of a 13-foot addition, approximately 183 square feet in size, onto the rear of an existing single-family residence. The property is owned by Osato Properties LLC and is identified as Tax Map 280, Parcel 30. The Future Land Use Map of the Build One Portsmouth Comprehensive Plan designates this parcel for High Density Single-Family Residential. **Approved 3-2**

600 Windsor Road, CPN: 06460150, (Park Manor) UR-Urban Residential District. Steve Rosso on behalf of Jane Bailey requests a Variance of Zoning Ordinance Sec. Table 40.2-218(1) Area and Bulk Requirements that would reduce the Side Yard Setback from 7ft. to 3ft. on right corner side of the property in order to construct an attached carport on a 88.24ft. wide corner lot. **Deferred to November 29, 2023 meeting.**

926 Fayette Street, CPN: 00570410, (Prentis Park) UR-Urban Residential District. Gary Muhammad requests a Variance of Zoning Ordinance Sec. Table 40.2-218(1) Area and Bulk Requirements that would reduce the Side Yard Setback from 7ft. to 3ft. on sides of the property in order to construct a single family dwelling on a 25ft. wide lot. **Deferred to November 29, 2023 meeting.**

2607 Roanoke Avenue, CPN: 01290060, (Brighton) UR-Urban Residential District. Gary Muhammad requests a Variance of Zoning Ordinance Sec. Table 40.2-218(1) Area and Bulk Requirements that would reduce the Side Yard Setback from 7ft. to 4ft. on sides of the property in order to construct a single family dwelling on a 25ft. wide lot. **Deferred to November 29, 2023 meeting.**

If the public would like to provide comments on this application, please feel free to fax us at (757) 393-5223, mail a letter to the Zoning Office, 801 Crawford Street Portsmouth, Virginia 23704-3822, email us at millhousek@portsmouthva.gov. or attend the meeting that day. Please submit correspondence prior to the public hearing day. If you would like to speak with us, we can be reached at 757-393-8836.

-ADJOURNMENT- 5:25PM