

# AGENDA

## BOARD OF ZONING APPEALS

for MEETING on  
March 10, 2015

### Hearings:

- 1.)      Case #15-02V                      48 East Stimson Avenue  
            Zone B-3                         Fred & Christine Tom, appellants

Appellant is requesting a variance from ACC 23.04.03(C)(2) to allow bed-and-breakfast use for Apartment 3 at 48 East Stimson Avenue, where such use is allowed only on a street officially designated as a state or federal highway, or on Richland Avenue, East State Street, West Union Street, or Columbus Road.

- 2.)      Case #15-03V                      52 Columbia Avenue  
            Zone R-1                         Gary Kerber, appellant

Appellant is requesting a variance from ACC 23.10.01, Table A, Schedule of Bulk Controls, to allow an addition to a house with lot coverage of forty percent (40%) where thirty percent (30%) is the maximum allowed, a side setback of three feet (3') where four feet (4') distance is the minimum allowed, and from ACC 23.10.01, Table B, Off-Street Parking Requirements, to allow one (1) parking space where two (2) parking spaces are the minimum requirement.

- 3.)      Case #15-04V                      55 Charles Street  
            Zone R-1                         William Earl Smith, appellant

Appellant is requesting a variance from ACC 23.10.01, Table A, Schedule of Bulk Controls, to allow an addition to a house with a front yard setback of twenty feet six inches (20.5') where twenty-five feet (25') distance is the minimum requirement.

- 4.)      Case #15-05V                      16 West State Street  
            Zone B-3                         Michael Smeltzer, appellant

Appellant is requesting a variance from ACC 23.10.01, Table A, Schedule of Bulk Controls, to allow a renovation and change of use (from commercial only to mixed commercial/residential) of a building with a right side setback of zero feet (0') where five feet (5') distance is the minimum requirement.

**Other Business:**

*--Disposition of minutes from February 10, 2015 meeting.*

The meeting is scheduled to begin at 7:00pm, Athens City Council Chambers, Third Floor, 8 East Washington Street, Athens, Ohio 45701.