

**BOARD OF ZONING APPEALS
OCTOBER 1, 2007**

9:30

Calendar No. 07-174:

10923 Magnolia Drive

Ward 8

Sabra Pierce Scott

16 Notices

Magnolia Place\Otis House Condominium Association, owner, and The Montessori Development Partnership, prospective purchaser, appeal to change use from a three dwelling unit Class A Multiple Dwelling, to a rooming house/dormitory, Class B Multiple Dwelling for 10 to 15 students and "house parent", an existing two and one-half story brick dwelling structure located on the front of a 116' x 188' irregular shaped lot and a two-story carriage house on the rear of said lot, all located in an AA1 Limited One Family District at 10923 Magnolia Drive; and in a Limited One Family Zoning District, dormitories operated by an existing permitted school are a permitted use provided they are not operated as a gainful business and if permitted after public notice and public hearing by the Board of Zoning Appeals under appropriate safeguards and such special conditions as the Board deems necessary, and if in the judgment of the Board such uses and buildings are appropriately located and designed and will meet a community need without adversely affecting the neighborhood, according to Section 337.01(a)(2) of the Codified Ordinances.

(Filed 8-22-07)

9:30

Calendar No. 07-178:

9709 Meech Avenue

Ward 2

Robert White

13 Notices

James Gills, owner, appeals to establish use for storage of automobiles and specifically not pending wrecking or dismantling, proposed to be situated on a 40' x 125' parcel in a General Industry District on the north side of Meech Avenue at 9709 Meech Avenue; where an 8 foot high, non-covered chain link fence is provided, and the use of outdoor vehicle storage requires screening with 75 percent or greater opacity of sufficient height to conceal the outdoor automobile storage from the ground floor level view on adjoining properties and from the street, as stated in Section 352.10(a)(3)(b) of the Codified Ordnances. (Filed 8-29-07)

9:30

Calendar No. 07-179:

9801 Meech Avenue

Ward 2

James Gills, owner, appeals to establish use for storage of automobiles and specifically not pending wrecking or dismantling, proposed to be situated on a 40' x 125' parcel in a General Industry District on the north side of Meech Avenue at 9801 Meech Avenue; where an 8 foot high, non-covered chain link fence is provided, and the use of outdoor vehicle storage requires screening with 75 percent or greater opacity of sufficient height to conceal the outdoor automobile storage from the ground floor level view on adjoining properties and from the street, as stated in Section 352.10(a)(3)(b) of the Codified Ordnances.

9:30

Calendar No. 07-180:

9805 Meech Avenue

Ward 2

James Gills, owner, appeals to establish use as auto repair and storage of automobiles for repair, specifically not pending wrecking or dismantling, proposed to be on a 40' x 125' parcel in a General Industry District on the north side of Meech Avenue at 9805 Meech Avenue; contrary to Section 352.10(a)(3)(b), an 8 foot high, non-covered chain link fence is provided, and the use of outdoor vehicle storage requires screening with 75 percent or greater opacity of sufficient height to conceal the outdoor automobile storage from the ground floor level view on adjoining properties and from the street; and no accessory off street parking spaces are provided where one space per each three employees must be provided on a paved, graded and drained surface, according to the provisions of Section 349.04(j) and Section 349.07(a) of the Codified Ordinances.
