

Scott E. Kaapke

1549 SW Underwood Avenue

VARIANCE

Project: P23-053

Planning and Zoning Board Meeting

Bianca Lee, Planner I

May 2, 2023, Meeting



PROJECT SUMMARY

- A variance to the setback requirements of RS-2 Zoning.
- The proposed home addition is not expected to interfere with drainage or utilities.



APPLICANT AND OWNER

- Scott E. Kaapke, applicant & property owner.

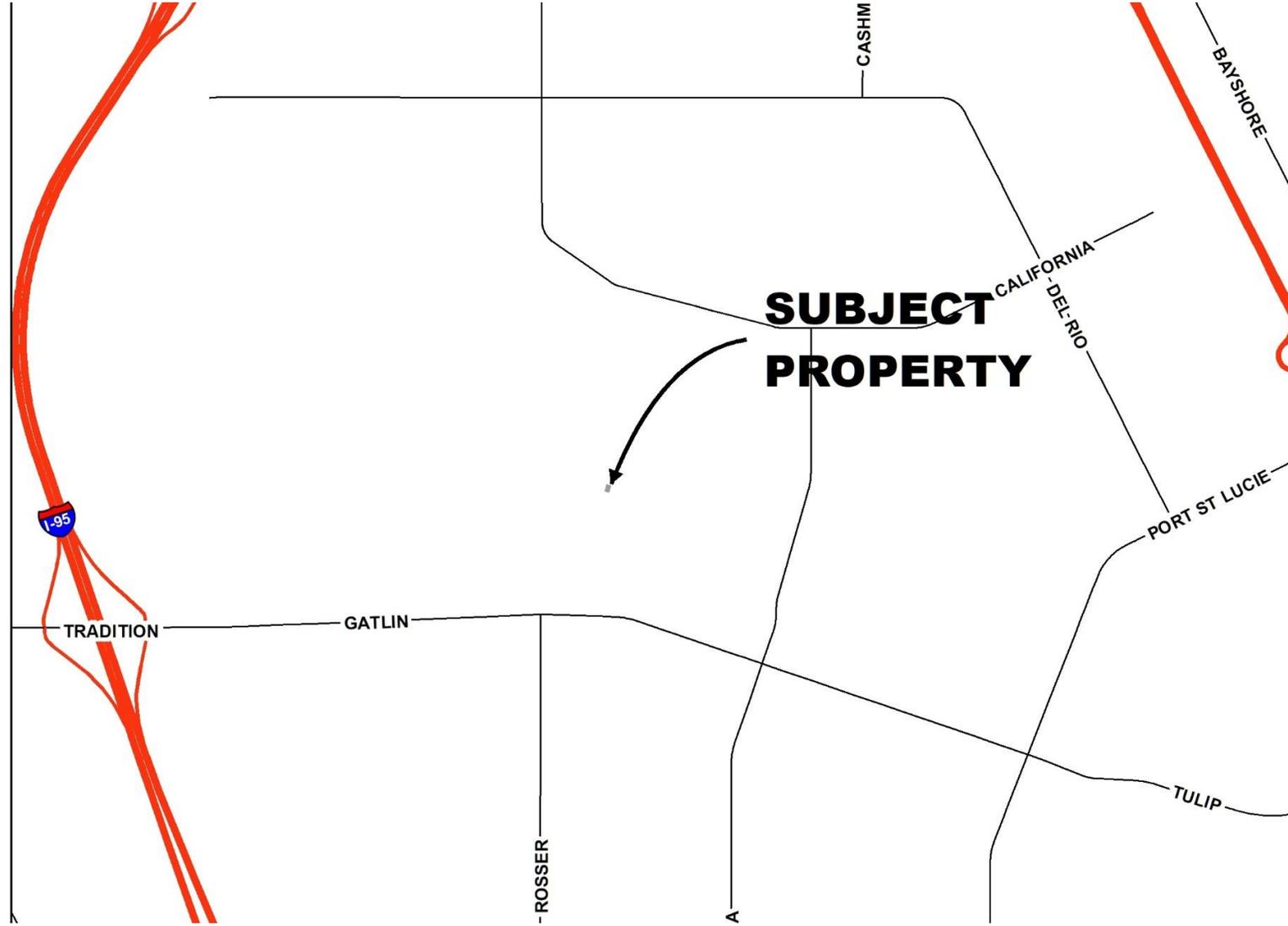


VARIANCE REQUEST

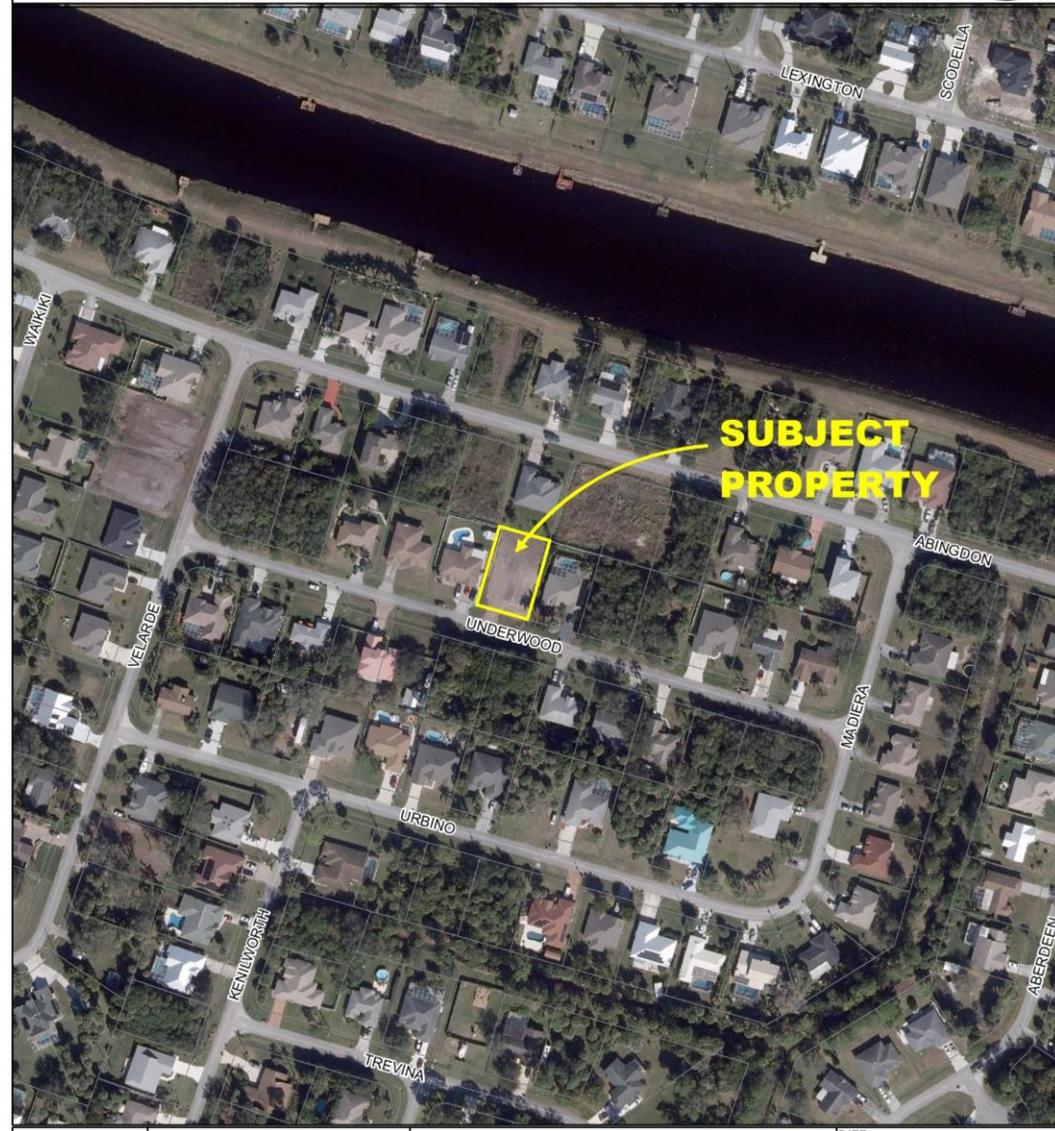
- A variance of 6.06 feet to allow an 18.94-foot setback from the rear property line for a proposed home addition.
- Section 158.073(H)(3) Yard Requirements and Landscaping, requires a minimum building setback line of twenty-five (25) feet in the rear yard for Single-Family Residential Districts.
- The minimum setback from side property lines shall be those set forth in the applicable zoning district. The property is zoned RS-2 (Single-Family Residential), Section 158.073(H)(2) requires two (2) side yards, each of which providing a building setback line of ten (10) feet. The proposed addition will meet the side setback requirement within RS-2 (Single-Family Residential).



LOCATION



AERIAL MAP



QUESTIONS OR COMMENTS?

PLANNING AND ZONING BOARD ACTION OPTIONS:

- Make a motion to approve
- Make a motion to approve with conditions
- Make a motion to deny
- Make a motion to table

