

Cherokee County Zoning Board of Appeals
Agenda
Thursday, June 2, 2005
6:30 p.m.

Old Cases

Case #05-04-017V Steven Austin requesting a variance to Article 7, Table 7.1A; Minimum District Development Standards. The applicant is requesting a variance of 9' to allow a 41' front building setback instead of the required 50' front building setback. The property is located at 200 Prospector Way in Land Lot 339 of the 3rd District and further described as Cherokee County Tax Map 03N14, Parcel 073.

New Cases

Case #05-06-026V **John & Tammy Jeans** requesting a variance to Article 7, Section 7.7-10; Setbacks for poultry. The applicant is requesting a variance to reduce the east and west side setbacks to 50' to allow two poultry houses. The ordinance requires a 100' setback from all property lines. The property is located at 175 Pleasant Union Road in Land Lot 263 of the 13th District and further described as Cherokee County Tax Map 13N05, Parcel 040B.

Case #05-06-027V **Robert & Audra Lynn** requesting a variance to Article 7, Table 7.1A: Minimum District Development Standards. The applicant is requesting a variance to reduce the side building setback to 30'. The ordinance requires a 50' side building setback for property zoned R-80. The property is located on Mountain Road in Land Lot 645 of the 2nd District and further described as Cherokee County Tax Map 02N03, Part of Parcel 148.

Case #05-06-028V **Hans Gruetzenbach** requesting a variance to Article 7, Table 7.1A: Minimum District Development Standards. The applicant is requesting a variance to reduce the side building setback to 0'. The ordinance requires a 10' side building setback for property zoned R-20. The property is located at 605 Dena Drive in Land Lot 158 of the 15th District and further described as Cherokee County Tax Map 15N07, Parcel 073.

Case #05-06-029V **Neal Mullikin** requesting a variance to Article 10, Table 10.1: Buffer Requirements. The applicant is requesting a variance to encroach 25' into the 50' undisturbed zoning buffer for construction of a home. The property is located at 219 Montana Way in Copper Hill Unit 2 Subdivision (Lot 46) in Land Lot 20 of the 14th District and further described as Cherokee County Tax Map 14N06A, Parcel 072.

Case #05-06-030V **Tobin Properties** requesting a variance to Article 7, Table 7.1A: Minimum District Development Standards. The applicant is requesting a variance to allow a 46' side building setback. The ordinance requires a 50' side building setback for property zoned AG. The property is located at 105 Townsend Pass in Blackberry Farm Subdivision in Land Lot 27 of the 2nd District and further described as Cherokee County Tax Map 02N12, Parcel 034H.

Case #05-06-031V **Mike Hurst** requesting a variance to Article 7, Section 7.1A; Minimum District Development Standards. The applicant is requesting a variance to reduce the side setback to 5' for an attached garage. The ordinance requires a 10' side building setback for property zoned R-20. The property is located at 220 Silver Birch Court in Land Lot 36 of the 2nd District and further described as Cherokee County Tax Map 02N13, Parcel 035.

Other Items

Approval of May 3, 2005 Minutes.