

TOWN OF ABINGDON
BOARD OF ZONING APPEALS
REGULAR MEETING
OCTOBER 14, 2014 - 6:00 P.M.

The regular meeting of the Town of Abingdon Board of Zoning Appeals was held Tuesday, August 12, 2014, at 6:00 p.m. The meeting was held in the Municipal Building, Colonel Arthur Campbell room.

Mr. Andy Stockner, Vice-Chairman, called the meeting to order, Mr. Sean Taylor called the roll.

Roll Call:

Members Present: Mr. Andy Stockner, Vice-Chairman
Mr. Scott Wilson
Mr. Mathew T. Bundy

Comprising a quorum of the Board

Members Absent: Mr. Paul Quetsch, Chairman
Dr. H. Ramsey White

Administrative Staff: Mr. Sean Taylor, Assistant Town Planner
Mrs. Deborah Icenhour, Town Attorney (Absent)
Mr. John Dew, Director of Public Services and Construction
Mr. C. J. McGlothlin, Code Enforcement Officer (Absent)
Mrs. Jenny Carlisle, Administrative Assistant; Planning and Public Works

Visitors: Mr. William Miller Castle

(2) Approval of Minutes: Regular meeting, August 12, 2014

A motion to approve the minutes from the regular meeting, August 12, 2014, as presented and was duly seconded. Motion carried unanimously.

(3) Case No. 401 - **William Miller Castle, owner; 579 Sams Way, Abingdon, VA 24212;** application for a variance from the requirements of Article 6, Section 6-5-1, Frontage Regulations, to allow a 5.71% variance from the frontage requirement in the R-3 Residential District. Premises affected by this request **are located at 283 Lowland Street, Tax Map No. 14-12-20 and 14-12-20A.**

The date of the application is September 8, 2014, to be heard on Tuesday, October 14, 2014. The application was duly advertised in accordance with the requirements of the Code of Virginia (1950, as amended, Section § 15.2-2204) and adjoining owners were notified of the meeting.

Mr. Taylor presented case 401 which requests a 5.71% variance from frontage regulations. Current frontage regulations require 70 feet of frontage per lot. Mr. Castle is looking to do a boundary adjustment on two

parcels of land he owns, changing the boundary line from one that is parallel with the road to one that is perpendicular with the road. This boundary adjustment will allow him 70 feet of frontage on one lot and 66 feet of frontage for the second lot, thus requiring a 4 foot variance from the frontage regulations. As the boundary lines currently stand, the rear parcel is unbuildable, thus creating a hardship. Granting the variance and adjusting the boundary will create two usable lots. Discussion continued and a motion was made to grant the variance based on hardship. The motion was seconded and unanimously approved.

There being no further business, the meeting adjourned at 6:08 p.m.

Mr. Andy Stockner, Vice-Chairman

Sean Taylor, Secretary, pro tem

No Y t ppro