

The City of Fairhope Board of Adjustments and Appeals met on Monday, February 18, 2018 at 5:00 PM in the City Council Chambers at the City Administration Building, located at 161 N. Section Street.

Members Present: Anil Vira, Chairman; Harry Kohler; Dick Schneider; John Avent; Cathy Slagle; Wayne Dyess, Director of Planning; Mike Jeffries, Planning Tech.; and Kim Burmeister.

Absent: Troy Strunk, Vice-Chair; Christina Stankoski; Buford King, Planner; and Emily Boyett, Secretary

The meeting was called to order at 5:00 PM. There were no minutes available to approve from previous meetings. December 2018 minutes will be tabled for review and approval at the next meeting (there was no quorum at January 2019 meeting).

BOA 18.14 Public hearing to consider the request of Rick Gambino for a variance to the side and rear setback requirements for property located at 151 S. Mobile Street.

Mike Jeffries presented the case. Applicant is asking for a front setback variance of 5' making the front setback 25' instead of the required 30'. Mr. Jeffries said staff is recommending approval. Cathy Slagle said most of the other lots along S. Mobile Street were compliant with setbacks of 30 or 30+ feet of frontage. She wondered why this project is being considered for a 5' variance on the front. Wayne Dyess commented that the lot is smaller than the average lot in that area and the overall footprint of the house as proposed is not unreasonable. Applicant reduced the variance request from the previous meeting in December in which it was heard. Anil Vira asked for clarification of the 10' separation rule between principle structure and accessory structure. Cathy Slagle was concerned that the house might block the view of neighbors if the variance was approved. John Avent commented that it did not appear the variance would cause an obstruction of view for neighbors.

No one from the public spoke or objected to the project.

Kathy Heard spoke on behalf of the applicant, who was not there. She said the existing house (which will be demolished to build the new house) is already non-compliant at 25.9' off the front instead of 30'. She said Mr. Gambino will be living in this house and he is not building it for resale.

John Avent made a motion to approve. Dick Schneider seconded the motion. Motion passed unanimously.

BOA 19.01 Public hearing to consider the request of ADHD Medical Clinic of Mobile, PC, for a Special Exception to allow a Clinic at 101 Lottie Lane, Unit 6.

Mike Jeffries presented the case and added that staff recommends approval since the use would be similar to other businesses along Lottie Lane.

No one from the public spoke or objected.

Dr. Westbrook, applicant, spoke about the project. It will be a clinic for adolescents 12 years old to adult. Cathy Slagle asked what portion of the building would be used as the clinic. Dr. Westbrook said it would be an interior office space at the southwest side of the building, second floor.

Cathy Slagle made a motion to approve. John Avent seconded the motion. Motion passed unanimously.

Having no further business, the meeting was adjourned at 5:35 PM.