

**CITY OF DAPHNE
BOARD OF ZONING ADJUSTMENT MINUTES
REGULAR MEETING OF MAY 7, 2020 - 6:00 P.M.
COUNCIL CHAMBERS, CITY HALL**

Chairman called to order the regular meeting of the Board of Zoning Adjustment at 6:00 p.m. Roll was called thereafter and the number of members present constituted a quorum. Chairman introduced his lovely new bride Mrs. Rebecca Robison.

Members Present:

Thomas Warner
Willie Robison, Chairman
Carolyn Courson
Billy Mayhand

Members Absent:

Derek Wolstenholme
Herb Cole
Clay Covert

Staff Present:

Adrienne D. Jones, Director of Community Development
Pat Johnson, Recording Secretary

Staff Absent:

Shawn Alves, BZA Attorney

Chairman called for the **Approval of Minutes** of the September 5, 2019 meeting. There were no corrections, additions or deletions.

The Minutes were approved unanimously.

Chairman called the next item on the agenda, **Appeal #2020-01 D.R. Horton, Inc.**, a request for a variance to the Daphne Land Use & Development Ordinance has been filed with the City of Daphne Board of Zoning Adjustment. The request proposes to allow an attached covered porch to encroach into the thirty-foot front yard setback by three-feet. The property address is 24827 Spectacular Bid Loop, which is zoned PUD, Planned Unit Development.

Ms. Jones displayed a Power Point Presentation of PPIN #382151, detailing the setback differences within the PUD, and showed the Jubilee Farms Master Plan and the plat of Phase II, highlighting Lot 87. She cited that the new Building Official, Eric Butler had sent a letter stating that his office would be improving their review process using the newly acquired EnerGov software to prevent setback issues by uploading prints and plot plans into the system, which can be viewed on site. Ms. Jones recommended approval.

Chairman opened the floor for public participation.

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The Board discussed Mr. Orell's well-written variance narrative and had no questions of him, but did ask about a previous letter that was to be presented to the Council by the board attorney concerning fines for repeated variances by builders.

The Chairman closed public participation, as there was no one present in opposition to the appeal.

A Motion was made by **Ms. Courson** and **Seconded** by **Mr. Mayhand** to **approve Appeal #2020-01**, to allow an attached covered porch to encroach into the thirty-foot front yard setback by three-feet.

Upon roll call vote, **the Motion carried unanimously.**

Mr. Warner	Aye
Mr. Mayhand	Aye
Ms. Courson	Aye
Mr. Robison	Aye

The Chairman stated your variance is approved and he instructed Mr. Orell to pick up the paperwork from Community Development.

The Chairman stated next on the agenda is the election of Vice Chairman to replace Mr. Cole who is now a Supernumerary. Supernumerary members are ineligible to hold an office.

The Chair opened the floor for the nominations for Vice Chairman.

Mr. Mayhand nominated Mr. Warner for Vice Chairman. Mr. Warner declined. Mr. Mayhand nominated Ms. Courson. The nominations were closed with no other nominations; Ms. Carolyn Courson is Vice Chairman.

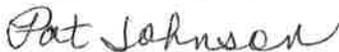
There being no other business the Chairman called for a **Motion to Adjourn.**

A Motion was made by **Mr. Mayhand** and **Seconded** by **Mr. Warner** to **adjourn. There was no discussion of the motion.**

The Motion carried unanimously.

The meeting was adjourned at 6:11 p.m.

Respectfully submitted by:



Pat Johnson, Recording Secretary

APPROVED: June 4, 2020



Willie Robison, Chairman