



**JEFFERSON COUNTY
BOARD OF ZONING ADJUSTMENT
ZONING HEARING AGENDA
MONDAY MAY 23, 2022; 1:00 PM
COMMISSION CHAMBERS**

CASES CARRIED OVER

A-21-0006

Karen Leah Boozer, Kimberly Lynne McElroy, and Justin Ross McElroy owners; Leah Boozer, applicant requests variances from the terms of the zoning regulations to allow two (2) accessory structures to be placed on two (2) separate lots within a recorded subdivision without first establishing a primary residence. Proposed accessory structure on Lot 3 to be located 20 feet from the road right-of-way (Gadsden Highway), five (5) feet from railroad right-of-way, both in lieu of the required 35 feet; and to allow said structure to be placed zero feet from the side lot lines in lieu of the required 15 feet. Proposed accessory structure on Lot 4 to be located 20 feet from the road right-of-way (Gadsden Highway), five (5) feet from railroad right-of-way and zero feet to the side lot lines in lieu of the required 15 feet. Lots 3&4 inclusive in Block 2 of the Richard Beard Subdivision as recorded in Map Book 37, Page 65, in the office of the Jefferson County Judge of Probate, Birmingham Division. Property Zoned A-1. Part of parcel ID # part of 1100032000005000 in Section 3 Twp 16 Range 1E. (Site only: 8433 Gadsden Hwy, Trussville, AL 35173)(TRUSSVILLE)(3.06 Acres +/-)

A-22-0014

Earsie Earl Allred, Jr. and Nelda W. Allred, owners; Steve Watkins, applicant requests variances from the terms of the zoning regulations to allow construction of a 180-foot cellular communications tower to be located within 325 feet of a protected residential area; and to allow the tower to be constructed 150 feet from the nearest residence under separate ownership than the required 192.5 feet. Property zoned A-1 (Agriculture). Part of parcel ID# 3800321004001000 in Section 32 Twp 19 Range 4W. (Site Only: 5810 Rockdale Road, Bessemer, 35022)(EASTERN VALLEY)(0.15 acres+/-)

NEW CASES

A-22-0016

Daniel Carr, owner; Paul Chatman, applicant requests a variance from the terms of the zoning regulations to allow a mobile home to be occupied by a person other than the property owner or the property owner's immediate family (property is lease to own). Lot 4 of Brook Hollow Estates Subdivision as recorded in Map Book 257, Page 46, in the office of the Jefferson County Judge of Probate, Birmingham Division. Property Zoned A-1 (Agriculture). Part of parcel ID# 0800121000013000 in Section 12 Twp 15 Range 2W. (Site Only: 8388 Country Circle, Pinson, AL 35126)(BRADFORD)(9.27 acres +/-)

A-22-0017

CorDarius Bland, owner requests a variance from the terms of the zoning regulations to allow a mobile home to be placed 35 feet from a stick built home in lieu of the required 75 feet. Lots 11 & 12, Block 22, of the Map of Palermo Subdivision as recorded in Map Book 4, Page 57, in the office of the Jefferson County Judge of Probate, Bessemer Division. Property zoned R-6 (Single Family). Part of parcel ID# 2100341036006000 in Section 34 Twp 17 Range 4W. (Site Only: 400 Trenton Street, Birmingham, 35224)(MCDONALD CHAPEL)(0.37 acres +/-)

OTHER BUSINESS