



BOARD OF ADJUSTMENT A G E N D A

BOARD OF ADJUSTMENT
PUBLIC HEARING
THURSDAY, JUNE 18, 2009
9:00 AM

COUNCIL CHAMBERS / CITY HALL
201 S. CORTEZ STREET
PRESCOTT, ARIZONA
(928) 777-1207

The following Agenda will be considered by the **BOARD OF ADJUSTMENT** at its **PUBLIC HEARING** to be held on **June 18, 2009**, in **COUNCIL CHAMBERS**, in **CITY HALL**, located at **201 S. CORTEZ STREET**. Notice of this meeting is given pursuant to Arizona Revised Statutes, Section 38-431.02.

I. CALL TO ORDER

II. ATTENDANCE

MEMBERS

Michael Klein, Chairman
Duane Famas, Vice Chairman
E. Calvin Fuchs
Johnnie Forquer

Tom Kayn
Ken Mabarak
Bill Warren

III. REGULAR AGENDA

1. **Approve the minutes of the May 21, 2009 meeting.**
2. **Reconsideration of V09-003, 319 S. Mt. Vernon Street.** APN: 110-03-034 and totaling \pm 0.17 acre. LDC Section 3.6.3.D. Zoning is Single-Family 9 (SF-9). Request variance to increase lot coverage to 46% where 40% is allowed for a free-standing garage and reduce the corner lot setback from 15-feet to 7-feet which would be compatible and in line with the existing 7-foot corner lot setback of the home. Owner is Warren C. Kuhles. Applicant/agent is Robert Burford, Robert Burford Architects. Community Planner is Mike Bacon (928) 777-1360.

THE CITY OF PRESCOTT ENDEAVORS TO MAKE ALL PUBLIC MEETINGS ACCESSIBLE TO PERSONS WITH DISABILITIES. WITH 48 HOURS ADVANCE NOTICE, SPECIAL ASSISTANCE CAN BE PROVIDED FOR SIGHT AND/OR HEARING IMPAIRED PERSONS AT PUBLIC MEETINGS. PLEASE CALL 777-1272 OR 777-1100 (TDD) TO REQUEST AN ACCOMMODATION TO PARTICIPATE IN THIS MEETING.

3. **CUP09-002, 648 Cherry Road.** APN: 108-09-027 and totaling ± 0.46 acre. *LDC* Section 2.5.6 and Table 2.3. Zoning is Single-Family 18 (SF-18). Request conditional use permit for a detached guesthouse. Owner/Applicant is Gary Stogsdill. Community Planner is Steve Gaber (928) 777-1207.
4. **V09-004, 1102 Iron Springs Road.** APN: 115-09-057A and totaling ± 7840 square feet. *LDC Table 6.12.5A & 6.12.5B and Section 6.12.8.A.* Zoning is Business General (BG). Request variance to relocate the existing free-standing sign to the roof of Lloyd's Liquors. Owner is Don Moon. Applicant/agent is Otwell and Associates Architects. Community Planner is Mike Bacon (928) 777-1360.

IV. REVIEW ITEMS

5. **Staff review and update of V07-009, 128 S. Mt. Vernon Avenue**
Variance, V07-009 was approved to allow an accessory building at 25 feet 8 inches (20 feet permitted) and lot coverage of 45.9% (40% permitted). The city has been informed that the property owner, Belveal Trust, will not proceed with this project. No action by the Board is required.
6. **Staff review and update on CUP06-003, 2001, 2015, 2023, 2027, 2039 Willow Lake Road.** APNs: 106-13-025P, 025Q, 025R, 025S, 025T. This conditional use permit was approved to allow the owner, Fred Brown, to convert the "Green Acres Apartments" to offices. The conversion has been slowed for a variety of reasons. At this time, one unit is occupied as an office, several units are residentially occupied and several units are vacant. No action by the Board is required.

V. SUMMARY OF CURRENT OR RECENT EVENTS

VI. ADJOURNMENT

CERTIFICATION OF POSTING OF NOTICE

The undersigned hereby certifies that a copy of the foregoing notice was duly posted at Prescott City Hall and on the City's website on June 2, 2009 at 11:30 AM in accordance with the statement filed with the City Clerk's Office.

Kathy Dudek, Administrative Assistant
Community Development Department