

PROVO CITY CORPORATION
COMMUNITY DEVELOPMENT DEPARTMENT
Board of Adjustment Agenda
November 20, 2014

NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF ADJUSTMENT

The Provo City Board of Adjustment will hold a public hearing on Thursday, November 20, 2014 at 5:00 p.m. in the Municipal Council Chambers of the Provo City Center, located at 351 West Center Street. The items listed below will be discussed, and anyone interested is invited to attend and provide comment. Preceding the public hearing, a briefing will be held at 4:30 p.m. in the Community Development Conference Room, located at 330 West 100 South. The briefing is open to the public; however, formal presentation of items, public comment, and actions will be reserved for the public hearing at 5:00 p.m. in the Municipal Council Chambers.

- ITEM 1 Carol Moxley, agent for Housing with Moxy, LLC, appeals a staff determination of legal use for the property located generally at 694 East 420 North where staff has determined the legal use of the property to be a One-Family Dwelling and not a Two-Family Dwelling. The property is located in the RC (Residential Conservation) Zone. *Joaquin Neighborhood* 14-0001AP, Carrie Walls, 801-852-6406 **This item was continued from the October 16, 2014 meeting.**
- ITEM 2 Sean Walker, an agent for Ready Gunner, requests a Variance to Section 14.20A.030, Lot Area, to reduce the minimum lot size from 5 acres to 1 acre in order to subdivide an existing 2.5 acre parcel into two lots, located at 154 Draper Lane in the FC1 (Freeway Commercial) zone. *Dixon Neighborhood* 14-0007VB, Aaron Ardmore, 801-852-6404
- ITEM 3 Joel & Elaine White request a Variance to Section 14.10.080., Yard Requirements, to reduce the minimum side yard from 10 feet to 0 feet, for an attached carport, located at 1394 E 640 South, in the R1.8 Zone. *Provost Neighborhood* 14-0008VB, Brian Maxfield, 801-852-6429

Copies of the agenda materials, public hearing procedure, and staff recommendations are available the week of the hearing at reasonable cost in the Community Development office between the hours of 7:00 a.m. and 6:00 p.m., Monday through Thursday. Agendas and staff recommendations are also generally available on the Provo City Community Development web site the week of the meeting at provo.org/boardofadjustment.

Decisions of the Board of Adjustment may be appealed to the 4th District Court by filing a written appeal to the Court **within thirty (30) days after the filing of the decision of the Board of Adjustment** per the requirements of Section 14.05.050 of the Provo City Code.

Provo City will make reasonable accommodations for all citizens interested in participating in this meeting. If assistance is needed to allow participation at this meeting, please call the Community Development Department at (801) 852-6400 before 12:00 p.m. the day before the meeting to make arrangements.

By Order of the Provo City Board of Adjustment
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Shannon Dalton, Secretary, (801) 852-6424