

AGENDA

TOPEKA BOARD OF ZONING APPEALS

**Monday, August 11, 2008
5:30 P.M.**

**Holliday Building
620 SE Madison, 1st Floor Holliday Conference Room**

MEMBERS OF THE BOARD

**Howard Blackmon
Tim Carkhuff
Fred Gatlin – Vice-Chairman
Henry McClure
Mike Morse
Ivan Weichert - Chairman
John Williams**

- The Topeka Board of Zoning Appeals holds a public hearing on the second Monday of each month to consider certain appeals, variances, and exceptions as may be granted by the Comprehensive Zoning Regulations of the City of Topeka, Kansas.
- The following agenda identifies and describes each proposal to be considered by the Board.
- Each item to be considered by the Board will be introduced by the Planning Department Staff. The Board will then hear and consider arguments both for and against each proposal.
- Individuals wishing to address the Board are requested to state their name and address for the official hearing record.
- Motions on all matters, which require a decision by the Board, are made in the affirmative. On a roll call vote, Board members then vote yes, no, or abstain based on the affirmative motion.
- Any person, official or government agency dissatisfied with any order or determination of the Board may bring an action in the district court of the county to determine the reasonableness of any such order or determination. Such appeal shall be filed within 30 days of the final decision of the Board.

- I. **Call to Order**
- II. **Approval of Minutes of the March 10, 2008 Public Hearing**
- III. **Items**

BZA08V/4 by Gary L. and Patricia A. Lane, requesting variance's to the following Sections of the Comprehensive Zoning Regulations for a property located in the "R-2" Single-Family Dwelling District. Section 48-5.03(b)(3) regarding the rear yard setback, Section 48-29.02(a)(2)a regarding a garage setback from a street right-of-way, Section 48-29.02(a)(2)b regarding the setback distance from a rear lot line and Section 48-29.02(4) regarding the maximum rear yard coverage on property located at 221 SW Edgewood Avenue within the City of Topeka, Kansas.

BZA08A/1 by Rebekah Anne Phelps-Davis, appealing as provided for by Section 48-34.06 of the Comprehensive Zoning Regulations a decision rendered by the Zoning Inspector that the Appellant's, are in violation of the following Section's of the Comprehensive Zoning Regulations: Section's 48-109(a)(1) regarding use and building restrictions and Section 48-29.02(a)(2) regarding the setback from property lines for accessory structures on property having a Parcel ID number of 0973503030004000 and being located at 1216 SW Cambridge Avenue within the City of Topeka, Kansas.

BZA08A/2 by Charles and Rachel I. Hockenbarger, appealing as provided for by Section 48-34.06 of the Comprehensive Zoning Regulations a decision rendered by the Zoning Inspector that the Appellant's, are in violation of the following Section's of the Comprehensive Zoning Regulations: Section 48-109(a)(1) regarding use and building restrictions and Section 48-29.02(a)(2) regarding the setback from property lines for accessory structures on property having a Parcel ID number of 1410202019010000 and being located at 3434 SW Westover Road within the City of Topeka, Kansas.

BZA08A/3 by Brent D. Roper and Shirley L. Phelps-Roper, appealing as provided for by Section 48-34.06 of the Comprehensive Zoning Regulations a decision rendered by the Zoning Inspector that the Appellant's, are in violation of the following Section's of the Comprehensive Zoning Regulations: Section's 48-109(a)(1) regarding use and building restrictions and Section 48-29.02(a)(2) regarding the setback from property lines for accessory structures on property having a Parcel ID number of 0973503030005000 and being located at 3640 SW Churchill Road within the City of Topeka, Kansas.

- IV. **Additional business**
- V. **Adjourn**