



## Legislation Details (With Text)

**File #:** 19-0370      **Version:** 1      **Name:**  
**Type:** Planning Item      **Status:** Agenda Ready  
**File created:** 11/14/2019      **In control:** Planning Commission  
**On agenda:** 11/21/2019      **Final action:** 11/21/2019  
**Title:** Vanwinkle Property / Brown Ave Setback Variance Request  
**Sponsors:** Planning Commission  
**Indexes:**  
**Code sections:**  
**Attachments:** 1. Variance Request Letter\_Brown Ave, 2. Drawings\_Brown Ave Variance

Date	Ver.	Action By	Action	Result
11/21/2019	1	Planning Commission	approved	Pass

### Vanwinkle Property / Brown Ave Setback Variance Request

**SUMMARY:** The property owners of Tax Map 113C J 015.00, 91 Brown Ave. is requesting a front and side setback variance to allow the construction of a two-car garage. The proposed garage would be 19 feet from the ROW of Brown Ave. and 6'4" to the side lot line to the south east. The reasoning behind the setback variance is stated in the attached letter. They feel that other structures along Brown Ave. are already within the setback and this variance would pose no threat to public safety or impede any widening or utility projects along Brown Ave. The adjacent Doctor's office is approximately 11 feet from the ROW of Brown Ave. and the church is approximately 2 feet from the ROW.

Attached are maps/drawings of the existing conditions and the proposed changes.

**STAFF RECOMMENDATION:** Staff recommends approval of the front and side setback variance requests.

**NECESSARY PLANNING COMMISSION ACTION:** Approve the Variance Requests