



## BOARD OF ZONING APPEALS

Tuesday, January 23, 2024 6:30 P.M.

CITY OF RIVERSIDE  
5200 Springfield St., Suite 100

**MEMBERS:** Reece Timbrook, Chair  
Lisa Carpenter  
Timothy Cron  
Timothy Schneider  
Vacancy

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### AGENDA

1. CALL TO ORDER
2. ROLL CALL
3. ELECTION OF CHAIR
4. ELECTION OF VICE CHAIR
5. APPROVAL OF AGENDA
6. MINUTES – Approval of November 28, 2023 Meeting Minutes
7. **Reminder:** Please adjust the microphone and speak directly into it when making public comments.
8. PUBLIC HEARING ITEMS
  - a. **BZA Case #23-0012 – 4161 Leafback Place** (Parcel ID# I39 00318 0021)  
R-3, Medium Density Residential District.  
A variance from UDO Sec. 1115.01(E)(3)(a) to allow front yard fence to exceed the maximum height of 4 feet and a waiver from UDO Sec. 1115.01(E)(3)(b) to permit a solid board privacy fence in the front yard
  - b. **BZA Case #23-0013 – 5010 Linden Avenue** (Parcel ID# I39401506 0037)  
R-2, Medium Density Single Family Residential District.  
Variances from Section 1107.05(C)(1) of the City of Riverside Unified Development Ordinance to allow reductions in minimum lot width, side yard side back, and an increase in maximum lot coverage.
9. ZONING ADMINISTRATOR DISCUSSION TOPICS
  - A. ANNUAL REPORT
10. MATTERS BY THE BOARD
11. ADJOURNMENT