

BOARD OF ZONING APPEALS

MAY 25, 2021
7:00 P.M

MEMBERS:

CHUCK CHILDERS, CHAIRPERSON
JERRY RICHARDSON
TIMOTHY SCHNEIDER
REECE TIMBROOK

STAFF:

GARY BURKHOLDER, COMMUNITY DEV. DIR.
NIA HOLT, ZONING ADMINISTRATOR
KATIE LEWALLEN, CLERK OF COUNCIL

AGENDA

1. CALL TO ORDER
2. ROLL CALL
3. APPROVAL OF BZA MINUTES – APRIL 27, 2021
4. PUBLIC HEARING
 - A. **CASE 21-0006 – 4199 SILVER OAK STREET (PARCEL I39 00302 0015) – R-3, MEDIUM DENSITY SINGLE-FAMILY RESIDENTIAL DISTRICT**
 - ❖ **VARIANCE FROM THE CITY OF RIVERSIDE UNIFIED DEVELOPMENT ORDINANCE TO ALLOW AN ENCROACHMENT INTO THE REQUIRED FRONT YARD SETBACK AS IDENTIFIED IN UDO 1107.05(D)(1)(C)**
 - **MINIMUM FRONT YARD SETBACK**
 - B. **CASE 21-0007 – 754 MINNESOTA DRIVE (PARCEL ; I39 00618 0074) – R-3, MEDIUM DENSITY SINGLE-FAMILY RESIDENTIAL DISTRICT**
 - ❖ **VARIANCE FROM THE CITY OF RIVERSIDE UNIFIED DEVELOPMENT ORDINANCE TO ALLOW A 6 FT. FENCE IN THE FRONT YARD SETBACK AS IDENTIFIED IN UDO SECTION 1107.05(D)(1)(C) AND 111501(E)(3)(A)**
 - **MINIMUM FRONT YARD SETBACK**
 - **MAXIMUM FENCE HEIGHT**

**C. CASE 21-0008 – 1440 COSMO COURT (PARCEL I39 101618 0035) – R-3,
MEDIUM DENSITY SINGLE-FAMILY RESIDENTIAL DISTRICT**

**❖ VARIANCE FROM THE CITY OF RIVERSIDE UNIFIED
DEVELOPMENT ORDINANCE TO ALLOW AN ENCROACHMENT INTO
THE REQUIRED SIDE YARD SETBACK AS IDENTIFIED IN UDO
1107.05(D)(1)(D)**

○ MINIMUM SIDE YARD SETBACK

5. ADJOURNMENT