

## Legislation Details (With Text)

<b>File #:</b>	2020-3815	<b>Name:</b>	
<b>Type:</b>	Public Hearing - Sworn	<b>Status:</b>	Agenda Ready
<b>File created:</b>	11/18/2020	<b>In control:</b>	Board of Zoning Adjustments
<b>On agenda:</b>	11/19/2020	<b>Final action:</b>	
<b>Title:</b>	Application #PL2020-268 - Variance to Unified Development Ordinance (UDO) Article 6, Section 6.040, Table 6-3, and Section 6.1350, Rear Yard Setback - 418 SW Seaside Sparrow St; Gary Prochelo, applicant		
<b>Sponsors:</b>	Planning and Special Projects		
<b>Indexes:</b>			
<b>Code sections:</b>			
<b>Attachments:</b>	1. Staff Report, 2. BZA Application, 3. Plot Plan, 4. Location Map		

Date	Ver.	Action By	Action	Result
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Application #PL2020-268 - Variance to Unified Development Ordinance (UDO) Article 6, Section 6.040, Table 6-3, and Section 6.1350, Rear Yard Setback - 418 SW Seaside Sparrow St; Gary Prochelo, applicant

### Issue/Request:

The applicant proposes to expand an existing screened in deck with an uncovered deck of the same depth. The proposed 12' wide x 15' deep uncovered deck yields a 16' rear yard setback, requiring a 9' variance to 25' rear yard setback requirement for an uncovered deck.

Hector Soto, Jr., AICP, Planning Manager  
Gary Prochelo, Applicant

Recommendation: The Development Services Department recommends **APPROVAL** of a variance to the minimum 25' rear setback requirement for an uncovered deck in the R-1 zoning district, to allow an uncovered deck with a 16' rear yard setback.