

## BOARD OF ADJUSTMENT / DUNN PLANNING BOARD MEETING

Tuesday, April 3, 2024

**5:30 P.M.**

### AGENDA

#### PLEDGE OF ALLEGIANCE and INVOCATION

#### Gavel in BOARD OF ADJUSTMENT

##### EVIDENTIARY HEARINGS

- 1) **BOA-01-24.** Brian Swafford requests that the three (3) parcels (PINs 1516-88-6130.000, 1516-88-6117.000, 1516-88-6233.000) zoned RM, Residential Multi-family District, located at the corner of Caswell Street and East Townsend Street with four (4) principal residential structures—**107 Caswell Street/ 601 East Townsend Street, 603 East Townsend Street, and 605 East Townsend Street**—be granted a variance from lot size, lot dimension, and setback requirements to create four (4) new lots with one existing structure on each.
- 2) **BOA-02-24.** BHR Properties, LLC requests that the parcel (PIN 1516-88-6051.000) zoned RM, Residential Multi-family District, located at the corner of Caswell Street and East Townsend Street with three (3) principal residential structures—**112 Caswell Street, 114 Caswell Street, and 525 East Townsend Street**—be recombined with two (2) vacant adjacent parcels (PIN 1516-87-6975.000 and 1516-87-6972.000) zoned RM, Residential Multi-family District, and be granted a variance from lot size, lot dimension, and setback requirements to create three (3) new lots with one existing structure on each.
- 3) **BOA-03-24.** Robert Camille requests that the property (PIN 1516-38-8236.000) zoned R-10, Residential District, located on the corner of West Divine Street and South General Lee Avenue with two principal residential structures, addressed as **712 West Divine**, be granted a variance from lot size, lot dimension, and setback requirements to create two (2) new lots with one existing structure on each.

#### Gavel out BOARD OF ADJUSTMENT

#### Gavel in PLANNING BOARD

##### PUBLIC MEETINGS

##### ORDINANCE AMENDMENT REQUEST: OA-01-24

This is a request to amend Section 6-11 of Article 6 in the City of Dunn Unified Development Ordinance (UDO), at **6-11 G. Setbacks and Height**, regarding signs in the C-1 zoning district.

##### OTHER ITEMS

##### REPORTS FROM THE PLANNING DIRECTOR

##### REPORTS FROM ANY BOARD MEMBERS

#### ADJOURNMENT