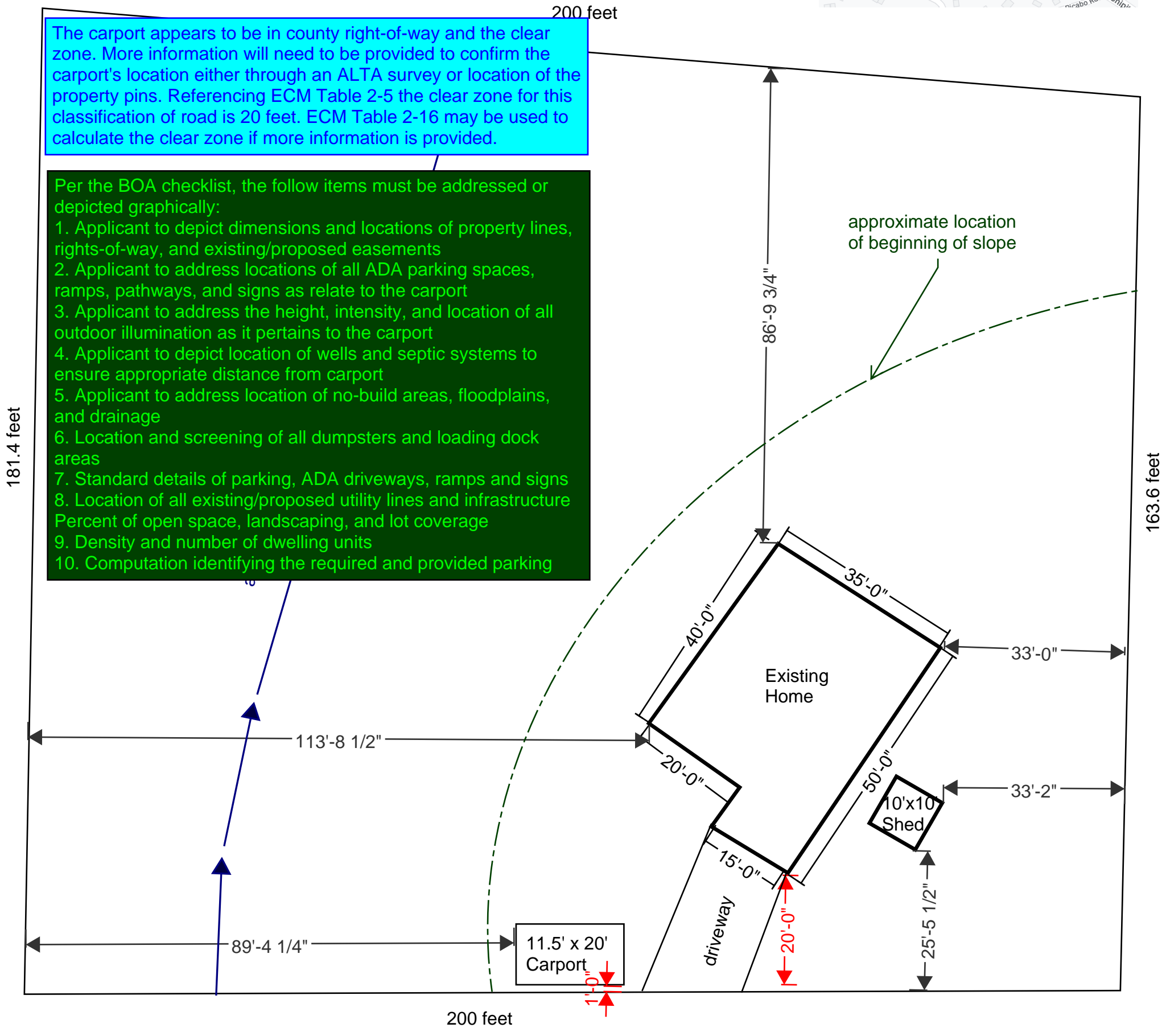




The carport appears to be in county right-of-way and the clear zone. More information will need to be provided to confirm the carport's location either through an ALTA survey or location of the property pins. Referencing ECM Table 2-5 the clear zone for this classification of road is 20 feet. ECM Table 2-16 may be used to calculate the clear zone if more information is provided.

- Per the BOA checklist, the follow items must be addressed or depicted graphically:
1. Applicant to depict dimensions and locations of property lines, rights-of-way, and existing/proposed easements
  2. Applicant to address locations of all ADA parking spaces, ramps, pathways, and signs as relate to the carport
  3. Applicant to address the height, intensity, and location of all outdoor illumination as it pertains to the carport
  4. Applicant to depict location of wells and septic systems to ensure appropriate distance from carport
  5. Applicant to address location of no-build areas, floodplains, and drainage
  6. Location and screening of all dumpsters and loading dock areas
  7. Standard details of parking, ADA driveways, ramps and signs
  8. Location of all existing/proposed utility lines and infrastructure
  9. Density and number of dwelling units
  10. Computation identifying the required and provided parking



### Chipita Park Road (60 feet)

Land Use: Single-Family Residential  
 Parcel Size: 32,670 square feet  
 Zoning: R-T

The applicant requests approval from the Board of Adjustment for a dimensional variance to:

1. Legalize a front setback of 1 foot for a carport where 25 feet is required,
2. Legalize a front setback of 20 feet where 25 feet is required for a single-family detached dwelling,
3. Legalize a lot size of 0.75 acres (32,670 square feet), where 5 acres is the minimum lot size within the R-T (Residential Topographic) zoning district.