



CPED STAFF REPORT

Prepared for the Board of Adjustment

BOA Agenda Item #1
February 5, 2015
BZZ-6979

LAND USE APPLICATION SUMMARY

Property Location: 5805-5807 Xerxes Avenue South
Project Name: 5805-5807 Xerxes Avenue South Egress Window Wells
Prepared By: [Janelle Widmeier](#), Senior City Planner, (612) 673-3156
Applicant: John Lown
Project Contact: John Lown
Request: To allow 2 egress window wells was withdrawn on January 28, 2015.
Required Applications:

Variance	To reduce the north interior side yard from 2 feet to 0.65 feet to allow an egress window well has been withdrawn .
Variance	To reduce the south interior side yard from 2 feet to 0.75 feet to allow an egress window well has been withdrawn .

SITE DATA

Existing Zoning	R2B Two-Family District
Lot Area	5,082 square feet
Ward(s)	13
Neighborhood(s)	Armatage Neighborhood Association
Designated Future Land Use	Urban Neighborhood
Land Use Features	Community Corridor (Xerxes Avenue)
Small Area Plan(s)	Not applicable

Date Application Deemed Complete	January 5, 2015	Date Extension Letter Sent	Not applicable
End of 60-Day Decision Period	March 6, 2015	End of 120-Day Decision Period	Not applicable

RECOMMENDATIONS

Recommendation of the Department of Community Planning and Economic Development for the Variance:

The variance to reduce the north interior side yard from 2 feet to 0.65 feet to allow an egress window well has been withdrawn.

Recommendation of the Department of Community Planning and Economic Development for the Variance:

The variance to reduce the south interior side yard from 2 feet to 0.75 feet to allow an egress window well has been withdrawn.