

At a reconvened meeting of the James City County Board of Zoning Appeals, held thereof in the Courthouse, Williamsburg, Virginia, on the eighteenth day of November, nineteen hundred and seventy, there were present: MR. GEORGE A. MARSTON, Chairman, MR. MAYO W. WALTRIP, Vice-Chairman, MR. GERALD H. MEPHAM, Secretary, and MR. WARFIELD ROBY, JR.

The minutes of the previous meeting were read and approved.

RE: YANCEY APPEAL #70-3

Mr. Marston stated that Mr. Brown was still hospitalized and would not be able to attend a meeting on this case until after the required time in which the Board must reach a decision. Therefore, a decision would be made with only four (4) members present.

Mr. Marston asked if any member of the Board had any comments or questions concerning the case.

Mr. Waltrip asked Mr. Yancey why he had applied for a Zoning Permit showing one set of setbacks, but built to another.

Mr. Yancey stated this was the first home he had built in James City and he was not familiar with the Zoning Laws. Also, his septic fields were required to be oversized which caused a shift in the dwelling toward the line on which the variance is requested.

Mr. Carneal stated that if the variance were not granted, the dwelling would have to be moved back further on the lot.

Upon completion of discussion the following motion was presented:

On a motion by Mr. Mephram, seconded by Mr. Roby and passed by the following roll call vote:

Mr. Waltrip	-	Nay
Mr. Mephram	-	Yea
Mr. Roby	-	Yea
Mr. Marston	-	Yea

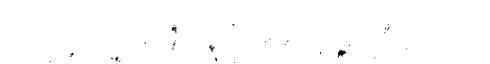
The Board of Zoning Appeals of James City County, hereby grants a variance from Section 4-3 of the Zoning Ordinance of 6.6 feet to lot 88 Section D, Druid Hills Subdivision owned by J. P. Yancey, III.

Further, the following reasons are given for granting this

variance:

1. An undo hardship not shared by other property.
2. No public objection to the location of the dwelling.

There being no further business, the meeting was adjourned.



Gerald H. Mepham, Secretary



George A. Marston, Chairman