

8-10-77

AT A REGULAR MEETING OF THE BOARD OF ZONING APPEALS OF THE COUNTY OF JAMES CITY, VIRGINIA, HELD AT 8:00 P.M. IN THE COURTHOUSE, WILLIAMSBURG, VIRGINIA, ON THE EIGHTH DAY OF JUNE, NINETEEN HUNDRED AND SEVENTY-SEVEN.

1. ROLL CALL

Mr. George A. Marston, Chairman  
Mr. Warfield Roby, Jr.  
Mr. Gerald Mepham  
Mr. Joseph Brown  
Mrs. Elizabeth Vaiden

OTHERS:

Mr. Henry H. Stephens  
Mr. Frank M. Morton, III

2. MINUTES

Upon a motion by Mr. Mepham, seconded by Mr. Brown, the reading of the minutes of March 9, 1977, were dispensed, and they were approved as presented.

3. APPEAL CASE NO. ZA-4-77. Application of Mont and Virginia Linkenauger for a variance from Section 20-55(a) of the Zoning Ordinance to allow an addition to an existing residential structure. This addition will be built to within 3 feet of the east property line of Lot #5, Section A of Chickahominy Haven Subdivision.

Mr. Linkenauger briefly explained his request for a variance. He stated that to convert his summer home into a permanent residence would be an asset to the adjacent property owners. He also said that to meet the required sideyard requirement would be a financial hardship.

Mr. Stephens stated the staff did not object to the variance because of the strong precedence established in the Chickahominy Haven Subdivision. He explained, however, that he felt that the State Code definition of hardship was more narrow than had been shown.

Mr. Marston asked if the adjacent property owners supported the variance request.

Mr. Stephens stated that there was a letter of support in the file from the property owners on the eastern side of the property.

Upon a motion by Mr. Brown, seconded by Mrs. Vaiden, the requested variance from Section 20-55(a) of the Zoning Ordinance was unanimously approved. This variance would allow the construction of an addition to a residential structure to be up to three feet from the eastern property line of Lot #5, Section A in Chickahominy Haven.

4. APPEAL CASE NO. ZA-1-77. Application of Greyhound Enterprises, Ltd. for a variance from Section 20-86.4(1) of the Zoning Ordinance, to allow the installation of self-service gasoline pumps at the Short-Stop Grocery on Route 143, which does not have the required 20,000 square feet of lot area. This case was tabled at the March 9th meeting until this meeting.

Mr. Marston asked if any further contact had been made with the applicant since the memo was written.

Mr. Stephens said the applicant had spoken with Mrs. Clark, a secretary in the Planning Department, on the afternoon of June 8th and he had requested his case be tabled.

Mr. Marston said that if there were no objections, he would consider Case No. ZA-1-77 tabled until the next meeting. The Board unanimously consented.

5. ADJOURNMENT

Upon a motion by Mrs. Vaiden, seconded by Mr. Brown, the meeting was adjourned.

Elizabeth N. Vaiden  
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Secretary

George A. Marston  
George A. Marston  
Chairman