



**BOARD OF ADJUSTMENT
NOTICE OF DECISION**

Date: January 15, 2014
File No.: VAR2013 0022

John and Ruth Steward
17012 Heatherwood Way
Morgan Hill, CA 95037

Application For: A Variance request to reduce the lot depth dimensional standard for a bungalow lot from 80 feet to 64 feet in a D-18 zone.

Legal Description: Douglas Townsite Block 6 Lot 1, 7, & 2 FR

Property Address: 112 D Street

Parcel Code No.: 2-D04-0-T06-001-0

Hearing Date: January 14, 2014

The Board of Adjustment, at its regular public meeting, adopted the analysis and findings listed in the attached memorandum dated January 2, 2014, and approved the Variance to be conducted as described in the project description and project drawings submitted with the application.

Attachment: January 2, 2014, memorandum from Jonathan Lange, Community Development, to the CBJ Board of Adjustment regarding VAR2013 0022.

This Notice of Decision does not authorize construction activity. Prior to starting any development project, it is the applicant's responsibility to obtain the required building permits.

This Notice of Decision constitutes a final decision of the CBJ Board of Adjustment. Appeals must be brought to the CBJ Assembly in accordance with CBJ §01.50.030. Appeals must be filed by 4:30 P.M. on the day twenty days from the date the decision is filed with the City Clerk, pursuant to CBJ §01.50.030 (c). Any action by the applicant in reliance on the decision of the Board of Adjustment shall be at the risk that the decision may be reversed on appeal (CBJ §49.20.120).

Effective Date: The permit is effective upon approval by the Board, January 14, 2014

Expiration Date: The permit will expire 18 months after the effective date, or July 14, 2015, if no Minor Subdivision Permit has been submitted and progress has not been made in accordance with the plans for which the development permit was authorized. Application for permit extension must be submitted thirty days prior to the expiration date.

Project Planner:


Jonathan Lange, Planner
Community Development Department


Michael Satre, Chair
Planning Commission


Filed With City Clerk

1/17/2014
Date

cc: Plan Review

NOTE: The Americans with Disabilities Act (ADA) is a federal civil rights law that may affect this development project. ADA regulations have access requirements above and beyond CBJ-adopted regulations. Owners and designers are responsible for compliance with ADA. Contact an ADA-trained architect or other ADA trained personnel with questions about the ADA: Department of Justice (202) 272-5434, or fax (202) 272-5447, NW Disability Business Technical Center (800) 949-4232, or fax (360) 438-3208.