

26-VARIANCE-0004

Fence Variance

227 E Ormsby Ave

Board of Zoning Adjustment

Monday, May 4, 2026

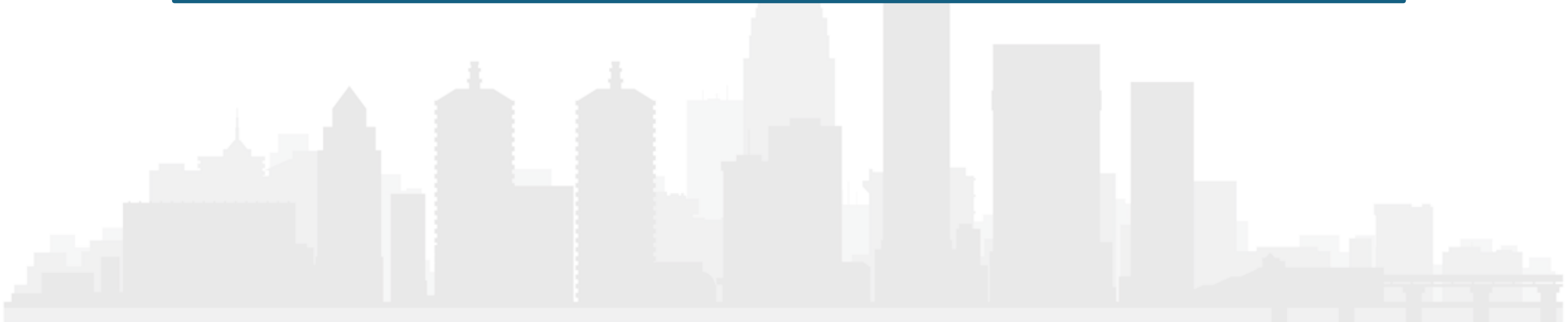
Case Manager: Drake Watson

REQUEST



- Variance from Land Development Code (LDC) Section 4.4.3.A.1.a.i to allow a 64” fence to exceed the maximum permitted height of 42” in the required front yard setback.

Location	Requirement	Request	Variance
Front Yard Setback	42 in	64 in	22 in

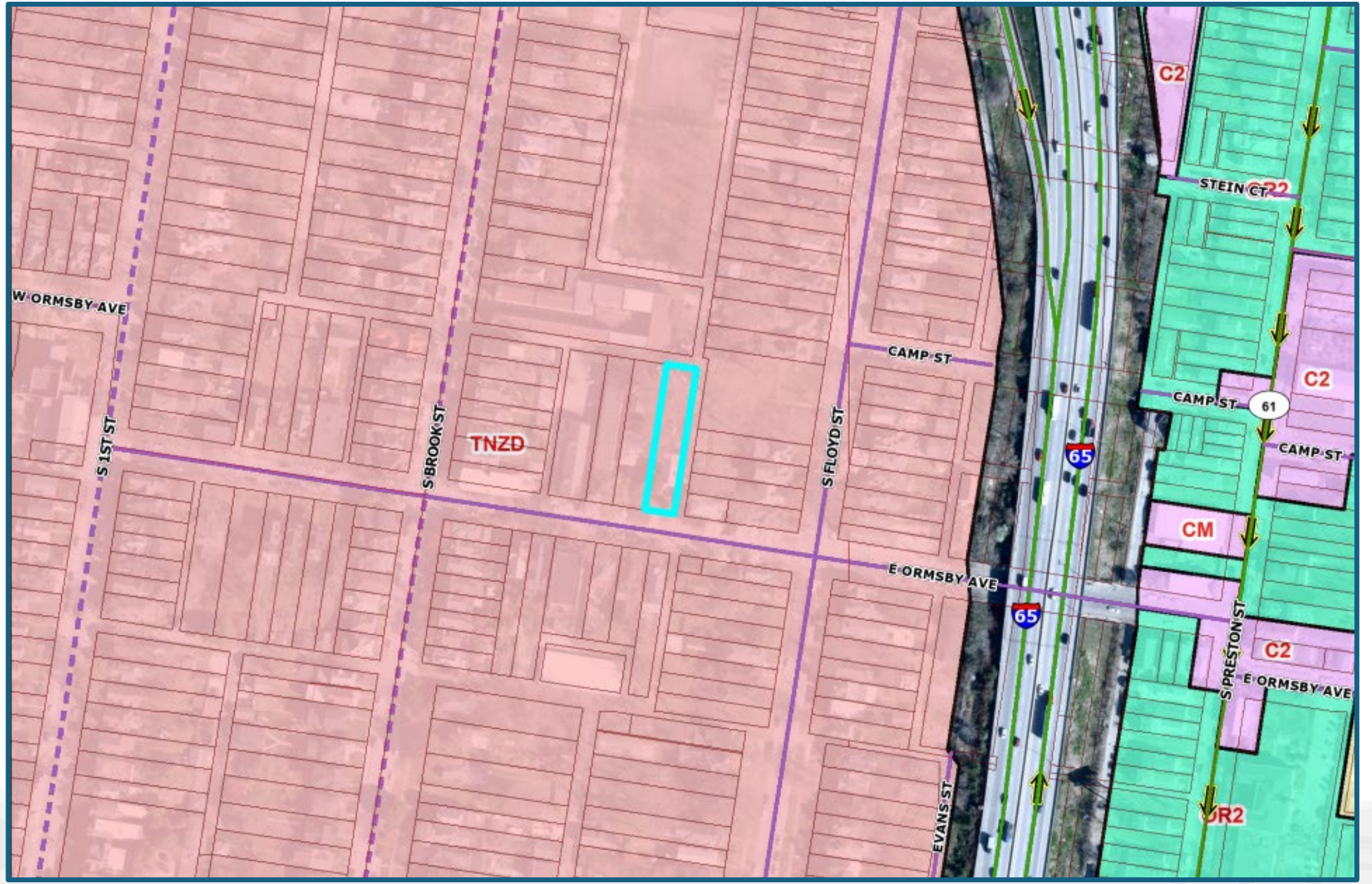


CASE SUMMARY



- TNZD zoning district, Traditional Neighborhood form district
- The applicant is proposing a 64” metal fence parallel to the sidewalk along E Ormsby Ave.







E ORMSBY AVE

S FLOYD ST

SUBJECT PROPERTY

VIEW FROM E ORMSBY AVE

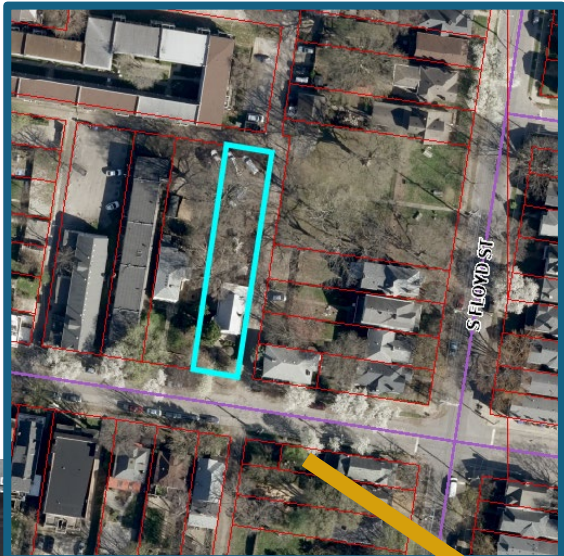


Nov 24, 2025



ADJACENT PROPERTY

VIEW ACROSS E ORMSBY AVE



Nov 24, 2021



STAFF FINDINGS



Staff finds the Variance has been justified for approval based on staff's analysis in the standards of review



The variance will not alter the essential character of the general vicinity and will not allow an unreasonable circumvention of the zoning regulations.



The proposed Variance will not adversely impact adjoining owners or residents in the general vicinity. The variance will not impede vision clearance.

REQUIRED ACTION



- **APPROVE** or **DENY** the Variance from Land Development Code (LDC) Section 4.4.3.A.1.a.i to allow a 64” fence to exceed the maximum permitted height of 42” in the required front yard setback.

