



Agenda
Fort Mitchell Board of Adjustment Hearing
Tuesday, May 11, 2021 at 7:00 p.m.
2355 Dixie Highway, Ft. Mitchell, KY 41017

1. Roll Call
2. Confirmation of Quorum
3. Approval of Minutes (April 2021)
4. Public Hearing BOA #2104-0002 Tim Seaman at 109 Iris Road in Fort Mitchell, requesting a variance to the side yard setback requirements within the R-1C Zone; the applicant is proposing to demolish the existing single-family home on the site and construct a new single family home with a side yard setback of 3.5 feet adjacent to the property located at 105 Iris Road and 3 feet adjacent to the site located at 111 Iris Road where a 7 foot setback is required on one side yard and total of 20 feet is required when both setbacks distances are combined.
 - a. Swearing of Witnesses
 - b. Confirmation of Notification
 - c. Declaration of Conflicts
 - d. Declaration of Site Visit
 - e. PDS Staff Report
 - f. Presentation by Applicant
 - g. Comments from Proponents
 - h. Comments from Opponents
 - i. Discussion by Board Members
 - j. Motion/Second Regarding Findings of Facts
 - k. Vote
5. Public Hearing BOA #2104-0003 Northern Kentucky Montessori Academy on behalf of PJ Price Properties II, LLC at 221 Grandview Drive in Fort Mitchell, requesting an appeal to the zoning administrator's decision to deny a permit for a school for primary aged children and a request for a variance to the side yard setback requirements within the PO Zone; the applicant is proposing to construct a new building on the site which will primarily provide services for daycare and career education for adults. A secondary and subordinate use will be to provide education to primary aged children. The proposed building will be setback 12 feet from the north property line adjacent to Grandview Drive where 15 feet is required.
 - a. Swearing of Witnesses
 - b. Confirmation of Notification
 - c. Declaration of Conflicts
 - d. Declaration of Site Visit
 - e. PDS Staff Report
 - f. Presentation by Applicant
 - g. Comments from Proponents
 - h. Comments from Opponents
 - i. Discussion by Board Members
 - j. Motion/Second Regarding Findings of Facts
 - k. Vote
6. New Business
7. Adjournment