

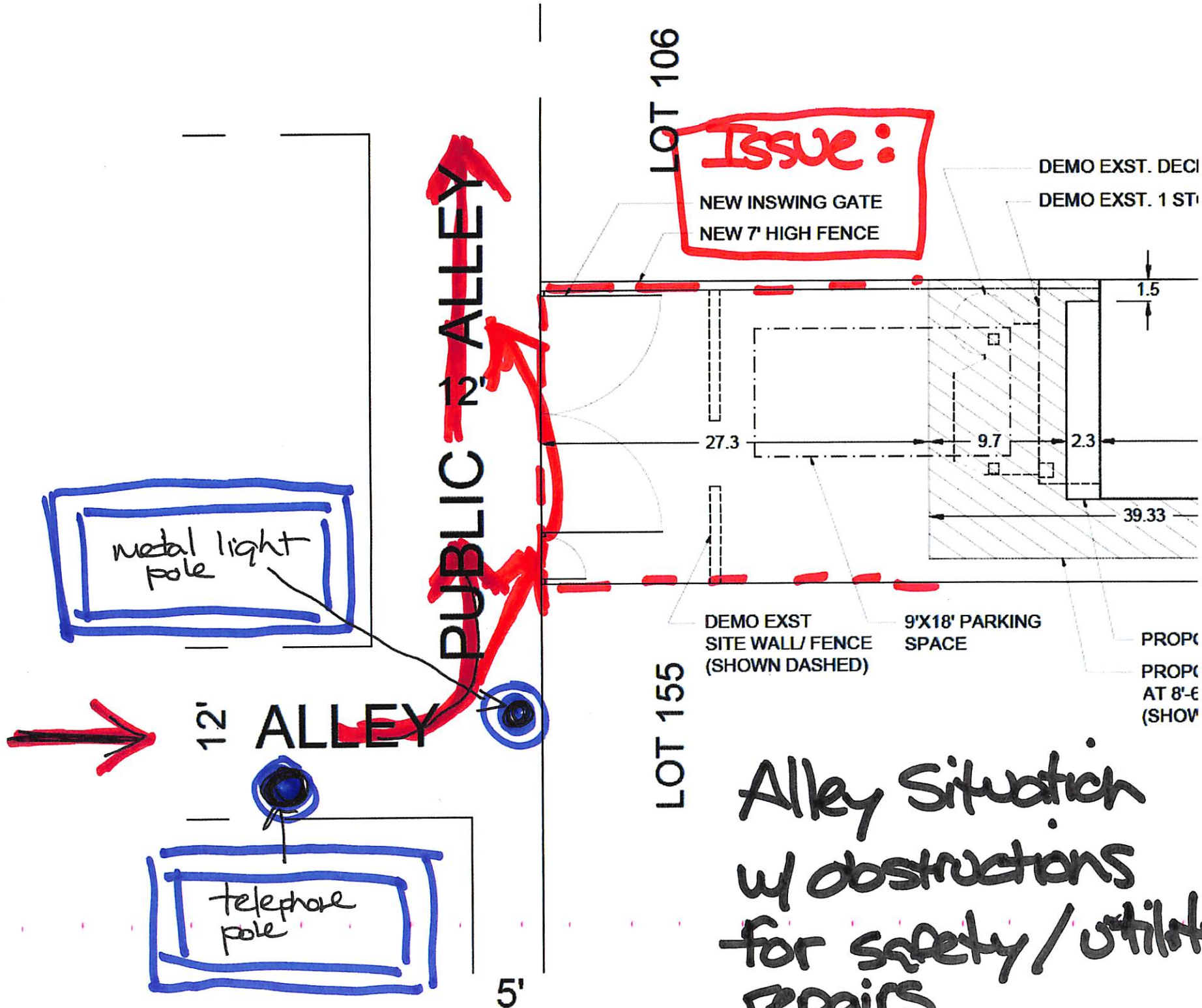
Zoning Case 19905 – Herb Hribar – Special Exception

ISSUE: New construction bump out/deck has resulted in the reorientation of the existing site parking space. The proposal includes the construction of a seven foot fence along the rear property line (with no setback) which did not exist before. The proposed rear fence will severely limit the ability for cars, safety/rescue vehicles and utility repair to navigate around the public alley. The O Street Neighbors will lose their rear parking spots as the result of the fence.

HISTORY: The old parking setup at the subject property did not have fence along the rear property line so it allowed for clear passage by the O Street Neighbor vehicles. By adverse possession for the past twenty five plus years, the O Street Neighbors had the ability to pivot slightly onto the subject property to clear the alley turn. The public alley has both a telephone and metal light pole at the at the turn making it impossible to clear without slightly going across the subject property. The prior owners previously worked with the O Street Neighbors and this has only become a problem with the new owner.

SOLUTION: The O Street Neighbors are requesting a two (2) foot setback of the fence from the rear property line. And we are asking this be a condition of the Special Exception to remain with the property in perpetuity as the property changes hands in the future.

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Alley Situation
w/ obstructions
for safety / utility
repairs

