



BOARD OF ADJUSTMENT

AGENDA

July 26, 2022 8:30 a.m.
Virtual Meeting via Zoom Platform

I. Call to Order

II. Roll Call

Chad Meadows	Jessica Major, Designated Alternate
Michael Retchless, Vice-Chair	Chase Pickett, Alternate
Natalie Beauchaine	George Kolasa, Alternate
Ian Kipp	
Michael Tarrant	

III. Adjustments to the Agenda – Move New Business first on the agenda for Election of Chair

IV. Approval of Minutes – June 21, 2022 and June 28, 2022
Attachments: [Draft BOA June 21 Minutes](#); [Draft BOA June 28 Minutes](#)

V. Cases

Appeals of three (3) Planning Director’s Interpretations regarding the Development Plan (B2000018), Density (B2100043), and Uses (B2100044) related to the Black Meadow (Westpoint) residential development, and an Appeal of the Administrative Approval of the Westpoint Site Plan (Site Plan Case D19000225) (BOA Case B2200015)

B2000018 – City: Appeal of a Planning Director’s Interpretations regarding the Development Plan related to the Black Meadow (Westpoint) residential development. The property is located at 5001 and 5011 N. Roxboro Street and is within the Suburban Development Tier.

Attachments: [B2000018.pdf](#); [Westpoint - Site Plan Submittal - 2019-11-18.pdf](#)

B2100043 – City: Appeal of a Planning Director’s Interpretations regarding Density. The property is located at 5001 and 5011 N. Roxboro Street and is within the Suburban Development Tier.

Attachments: [B2100043.pdf](#); [Supplemental Documents B2100043.pdf](#)

B2100044 – City: Appeal of a Planning Director’s Interpretations regarding Uses. The property is located at 5001 and 5011 N. Roxboro Street and is within the Suburban Development Tier.

Attachments: [B2100044.pdf](#); [Supplemental Documents B2100044.pdf](#)

B2200015 – City: Black Meadow (Westpoint) Appeal of the Administrative Approval. The property is located at 4903, 5001, 5007, and 5011 N. Roxboro Street, 4306 Victory Boulevard, and 2801 Maple Ridge Road, is zoned Planned Development Residential 6.2 (PDR 6.2), Residential Suburban – 20 (RS-20), and Residential Suburban – 10 (RS-10) and is within the Suburban Development Tier.

Attachments: [B2200015.pdf](#); [D1900225 – WestPoint.pdf](#)

B2200025 – City: A request for a variance from impervious surface limits. The property is located at 902 Littleleaf Lane, is zoned Planned Development Residential 2.390 (PDR 2.390); Falls/Jordan District B Watershed Protection Overlay and is within the Suburban Development Tier.

Attachments: [B2200025.pdf](#)

B2200021 – City: A request for a variance from a side yard requirement. The property is located at 3 Beverly Drive, is zoned Residential Suburban – 20 (RS-20), and within the Urban Tier.

Attachments: [B2200021.pdf](#)

VI. Old Business - None

VII. New Business

- Election of Chair

VIII. Approval of Orders -

B2000022

B2200011

B2200014

B2200016

B2200021

IX. Adjournment

Public Review: The agenda can be viewed on the BOA website <https://durhamnc.gov/1372/Board-of-Adjustment-BOA>. For further information, contact BOA@DurhamNC.gov, or contact Leigha Larkins at 919-560-4137 ext. 28263.

How to Access the Virtual Meeting

- BOA members will receive a special email link to access the virtual meeting.
- Members of the public can speak at the meeting by registering at https://us06web.zoom.us/webinar/register/WN_3nUHIKdQZOCAu_Uu9hCNg by calling 1-301-715-8592 (Webinar ID: 847 3795 9058) **by 5 p.m. on July 19, 2022**. Standard calling charges may apply.
- The meeting will also be live streamed on YouTube at <https://www.youtube.com/user/CityofDurhamNC>.

Cómo acceder a la reunión virtual

- Los miembros del BOA recibirán un enlace especial por correo electrónico para acceder a la reunión virtual.
- Los miembros del público pueden acceder a la reunión registrándose en https://us06web.zoom.us/webinar/register/WN_3nUHIKdQZOCAu_Uu9hCNg o llamando al 1-301-715-8592 (ID del seminario web 847 3795 9058) **antes de las 5 p.m. el 19 de Julio**. Se pueden aplicar cargos de llamadas estándar.
- La reunión también se transmitirá en vivo en YouTube en <https://www.youtube.com/user/CityofDurhamNC>.

Notice under the Language Access Plan

Persons requiring language assistance to effectively participate in this event may contact the City-County Planning Department at 919-560-4137, or Sara.Young@durhamnc.gov to request interpretation and/or translation services as soon as possible but no later than 48 hours before the event or deadline date.

Notice under the Americans with Disabilities Act (ADA)

Persons with disabilities may receive an auxiliary aid or service to effectively participate in city government activities by contacting the ADA Coordinator, voice 919-560-4197, fax 560-4196 or ADA@durhamnc.gov, as soon as possible but no later than 48 hours before the event or deadline date.

Aviso bajo el Plan de Acceso al Idioma

Personas que requieran asistencia lingüística para participar efectivamente en este evento pueden comunicarse con el Departamento de Planificación de la Ciudad y el Condado al 919-560-4137 o Sara.Young@durhamnc.gov para solicitar los servicios de interpretación y / o traducción tan pronto como sea posible pero no menos de 48 horas antes del evento o fecha límite.

Aviso bajo la Ley sobre Estadounidenses con Discapacidades (ADA, siglas en Ingles)

Personas con discapacidades pueden recibir asistencia para participar efectivamente en actividades del gobierno de la ciudad al comuníquense con el Coordinador de ADA al 919-560-4197, fax 560-4196 o ADA@durhamnc.gov, tan pronto como sea posible pero no menos de 48 horas antes del evento o fecha límite.