

April 8, 2015

Board of Zoning Appeals  
City of Bridgeport  
County of Harrison  
State of West Virginia

The Bridgeport Board of Zoning Appeals conducted a public hearing Tuesday, April 7, 2015, at 6:00 p.m. in Bridgeport City Hall, 515 West Main Street, with the following members attending: Chairman Sam Spatafore, Vice Chairman Meredith McCarthy, Member Joe Coughlin, and Member Ryan Haws. Member Rod Smallridge was absent.

Also attending were Connie Hamilton, Secretary to the Board, Sara Carder, Office Administrator, the appellant, Mr. Brad Beverlin, 247 North Virginia Avenue, Bridgeport, WV, and Mitzi Bednar.

At 6:00 p.m. Chairman Sam Spatafore called the meeting to order and everyone wishing to speak was sworn in.

The purpose of this hearing was to consider the request of Mr. Brad Beverlin, 247 N. Virginia Avenue, to place a parking pad in his front yard, which would exceed the 20% coverage allowed by Bridgeport City Code.

Mr. Beverlin explained to the board that parking is limited on North Virginia Avenue, prompting the residents to continually move vehicles. He would like to place a paved parking pad for his daughter's compact car. The additional parking pad will add to the existing paved parking on site and will cover 67% of the front lot, but the 50% of green space allowed by Bridgeport City Code will not be exceeded. He intends to trim back hedges on his property and ask permission to cut back the hedges located on the side of the property.

Certified letters were mailed to the abutting property owners advising them of Mr. Beverlin's request and a legal ad was published as required by State Law. The Board also considered written comments from the Director of Community Development Randy Spellman, Fire Chief Robert Seccuro, Director of Engineering and Utilities H. Tom Brown, P.E., and Director of Public Safety John Walker, each stating they had no opposition to the variance being granted. The City of Bridgeport received no phone calls or written opposition to the variance request.

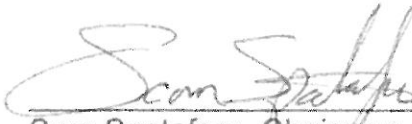
After a brief discussion, Member Haws motioned to approve the request as stated for a parking pad to be placed in the front yard, exceeding the 20% coverage allowed by Bridgeport City Code, with the following conditions:

- a. Car parked on pad cannot impede safe use of sidewalk;
- b. Speak with neighbor regarding the hedges;
- c. Construction to be completed within six (6) months. If not completed within the time frame, it will be required to apply for the variance again.

Motion was seconded by Vice Chairman Meredith McCarthy and unanimously approved.

The board discussed who should type the Order when a variance is granted and it was agreed that the Secretary to the Board would continue with this task.

The meeting was adjourned at 6:16 on a motion by Chairman Sam Spatafore, seconded by Member Ryan Haws and was unanimously approved.

  
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Sam Spatafore, Chairman

Apr. 15, 2015  
Date