



## Legislation Details (With Text)

**File #:** 23-1527      **Version:** 1      **Name:** ZBA23-0024; 1033 East University Avenue  
**Type:** Public Hearing Only      **Status:** Introduced from Staff  
**File created:** 9/8/2023      **In control:** Zoning Board of Appeals  
**On agenda:** 9/27/2023      **Final action:** 9/27/2023  
**Enactment date:**      **Enactment #:**

**Title:** ZBA23-0024; 1033 East University Avenue  
Rob Fowler, representing property owner, is seeking approval from Section 5.32.2 (C) Alteration to a Nonconforming Structure. The applicants are requesting to convert the basement into a four bedroom unit and to enclose the existing front porch to provide additional living space for the first floor unit. The roof will be altered by the addition of three new gables and a height increase for the third floor unit. The existing four unit rental property contains eight bedrooms. The alterations will increase the number of bedrooms to 17 while the number of units remains at four. The property is zoned R4C Multiple Family Dwelling District and is nonconforming for lot area and the rear yard setback.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Staff Report ZBA23-0024; 1033 E University.pdf, 2. 1033 East University Avenue Boundary Survey.pdf, 3. 1033 East University Avenue Elevation Plans.pdf, 4. 1033 E University Ave Zoning Map.pdf, 5. 1033 E University Ave Aerial Map.pdf, 6. 1033 E University Ave Aerial Map Zoom.pdf

Date	Ver.	Action By	Action	Result
9/27/2023	1	Zoning Board of Appeals	Approved by the Board	Pass

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