

# CITY OF FRONTENAC



Keith Krieg  
Mayor

Bob Shelton  
City Administrator

## NOTICE OF PUBLIC HEARING

THE BOARD OF ADJUSTMENT OF THE CITY OF FRONTENAC WILL HOLD A PUBLIC HEARING ON WEDNESDAY, APRIL 24, 2013 AT 5:00 P.M. AT THE FRONTENAC CITY HALL LOCATED AT 10555 CLAYTON ROAD FOR THE FOLLOWING PROPOSITIONS:

1. TO REVIEW THE DECISION OF THE BUILDING COMMISSIONER AND ZONING ADMINISTRATOR IN DENYING THE REQUEST FOR A BUILDING PERMIT TO CONSTRUCT A ROOM ADDITION TO THE EXISTING HOUSE LOCATED AT 1726 BUTTERNUT BECAUSE THE PROPOSED ADDITION WOULD VIOLATE THE REQUIRED FRONT YARD SETBACK OF 60 FEET ALONG LAUREL OAK DRIVE AS ESTABLISHED IN SECTION 405.100 OF THE FRONTENAC ZONING REGULATIONS BY 39 FEET.

2. TO REVIEW THE DECISION OF THE BUILDING COMMISSIONER AND ZONING ADMINISTRATOR IN DENYING THE REQUEST FOR A BUILDING PERMIT TO CONSTRUCT A COVERED FRONT PORCH ON THE EXISTING HOUSE LOCATED AT 15 OUTER LADUE DRIVE BECAUSE THE PROPOSED COVERED FRONT PORCH WOULD VIOLATE THE REQUIRED FRONT YARD SETBACK OF 60 FEET AS ESTABLISHED IN SECTION 405.100 OF THE MUNICIPAL CODE OF FRONTENAC BY 20 FEET 10 INCHES.

3. TO REVIEW THE DECISION OF THE BUILDING COMMISSIONER AND ZONING ADMINISTRATOR IN DENYING THE REQUEST FOR A BUILDING PERMIT TO CONSTRUCT A NEW SINGLE FAMILY DWELLING AT 10431 CABLE DUE TO THE PROPOSED BUILDING VIOLATING THE ESTABLISHED FRONT YARD, REAR YARD AND SIDE YARD SETBACKS AS ESTABLISHED BY SECTION 405.100 OF THE MUNICIPAL CODE OF FRONTENAC BY 6 FEET (FRONT YARD), .01 FEET (REAR YARD), 2 FEET 10 INCHES (WEST SIDE YARD) AND 3 FEET 6 INCHES (EAST SIDE YARD). ALSO THE PROPOSED BUILDING WOULD VIOLATE THE MAXIMUM HEIGHT REQUIRED OF 30 FEET ESTABLISHED IN THE MUNICIPAL CODE OF FRONTENAC BY 3 FEET AND THE MINIMUM FRONT YARD GREEN SPACE REQUIREMENT OF 55 PERCENT AS ESTABLISHED IN SECTION 405.160 OF THE MUNICIPAL CODE OF FRONTENAC BY 21 PERCENT.

THE BOARD OF ADJUSTMENT WILL HEAR ANY PERSON(S) APPEARING ON BEHALF OF, OR AGAINST THESE APPEALS. WRITTEN STATEMENTS MAY BE FORWARDED TO FRONTENAC CITY HALL AND BECOME PART OF THE RECORD. SEND LETTERS TO JOHN MORGAN, BUILDING COMMISSIONER AND ZONING ADMINISTRATOR, 10555 CLAYTON ROAD, FRONTENAC, MISSOURI 63131.

THE ABOVE NOTICE WAS POSTED AT THE FRONTENAC CITY HALL ON FRIDAY APRIL 5, 2013, FOR THE CHAIRMAN OF THE BOARD OF ADJUSTMENT. THE PROPERTIES WERE ALSO POSTED WITH A ZONING MATTER SIGN ON FRIDAY APRIL 5, 2013.

ROBERT SHELTON  
ASSISTANT CITY CLERK

4-4-13

DATE