



A. PROJECT INFORMATION

1. ZONING DEVELOPMENT REVIEW CASE INFORMATION

Application is: ☒ Development Project ☐ Protest Appeal

ZDR Case Number: BDA-2026-04946

Project Description: Change of use, Addition and New Accessory Building

Case Review Date: July 2026

2. SITE INFORMATION

Development Address: 2731 N CHARLES ST

Parcel (s): 46-E-29

Zoning Designation: R1D-M

Neighborhood: Perry South

Registered Community Organization: Perry Hilltop Citizens Council

Date of Development Activities Meeting: 08/20/2026

B. ZBA REQUESTS

Type of Request: Special exception Code Section: [921.02. A.4](#)

Description: Change of use from Storage to Unlisted use (Tied to School)

Type of Request: Variance Code Section: [921.02A.1\(a\)\(1\)](#)

Description: Expansion of Non-conforming use by more than 15% in R district. 25% increase

Type of Request: Variance Code Section: [912.04E](#)

Description: 15ft max height in R district for Accessory Structure, 23' requested.

