



**CITY OF OPELIKA
ZONING BOARD OF ADJUSTMENT
REGULAR MEETING AGENDA**

300 Martin Luther King Blvd.

September 8, 2026

TIME: 9:00 AM

A. APPROVAL OF MINUTES

B. VARIANCE

1. Andrew Wall, representative for Thomas Allen, property owner, 505 Avenue D, R-4 zoning district. Requesting three setback variances, three lot area variances, and two minimum lot width variances for three lots:

Setback Variances

Lot 3-A-1: Side Yard, 3' variance from the minimum 10' side yard requirement.

Lot 3-A-2: Side Yard, 2.5' variance from the minimum 10' side yard requirement.

Lot Area Variances

Lot 3-A-1: 907 square foot variance from the minimum 7,500 sf lot area,

Lot 3-A-2: 1,451 square foot variance from the minimum 7,500 sf lot area,

Lot 3-B: 2,971 square foot variance from the minimum 7,500 sf lot area

Lot Width Variances:

Lot 3-A-1: 3.53' variance from the minimum 60-foot lot width requirement.

Lot 3-A-2: 18.23' variance from the minimum 60-foot lot width requirement.

“In compliance with the Americans with Disabilities Act, the City of Opelika will make reasonable arrangements to ensure accessibility to this meeting. If you need special assistance to participate in this meeting, please contact the ADA Coordinator 72 hours prior to the meeting at (334)705-5130.”