



City of Salisbury

MINUTES

The Salisbury Board of Appeals met in regular session on December 7, 2023, in Room 301, Government Office Building at 6:00 p.m. with attendance as follows:

BOARD MEMBERS:

Shawn Jester
William Hill
Edward Torbert

Miya Horsey (Absent)
Maurice Ngwaba (Absent)
Sandeep Gopalan (Absent)

CITY STAFF:

Henry Eure, Senior Planner
Beverly Tull, Recording Secretary
Laura Ryan, City Solicitor

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Mr. Jester called the meeting to order at 6:02 p.m.

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MINUTES:

Due to lack of a quorum from the November 2, 2023 meeting, the approval of minutes from the November 2, 2023 minutes were postponed until the next meeting.

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Mr. Eure administered the oath to anyone wishing to speak before the cases heard by the Salisbury Board of Appeals.



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Case #SA23-1487 Zachary & Cathleen Goodman – 2 ft. Fence Height Variance to Erect a 6 ft. Tall Fence Within the Required 25 ft. Front Yard Setback – 1001 N. Division Street – R-8 Residential District.

Mr. Zachary Goodman and Mrs. Cathleen Goodman came forward. Mr. Eure presented the Staff Report and all accompanying documentation into the record. Mr. Eure explained that the applicant requested permission to retain a recently installed 6 ft. tall fence located within the front yard setback.

Mr. Jester moved the Staff Report into the record.

Mr. Goodman explained that the fence is also for safety as his wife has been accosted by men when she is out in the yard. He stated that Attachment #8 is a visual example of the safety the fence will provide so that his wife would be safe in the yard.

Mr. Hill questioned Attachment #2 and the notes listed on the attachment and if the fence was pre-existing. Mr. Eure responded that the fence was pre-existing and had been 4 ft. along the sidewalk and 6 ft. with shrubbery and brush between the properties.

Mr. Torbet noted that he understood the need for privacy and safety as the homes are close together in this neighborhood.

Mr. Emanuel Maldonado, 926 N. Division Street, came in support of the request and noted that the Goodman's are excellent neighbors who are trying to increase the value of their property.

Upon a motion by Mr. Hill, seconded by Mr. Torbert, and duly carried, the Board **APPROVED** the requested 2 ft. Fence Height Variance to retain a 6 ft. tall fence within the front yard setback along London Avenue, based on Section V (c) of the Staff Report.

The Board vote was as follows:

William Hill	Aye
Edward Torbert	Aye
Shawn Jester	Aye



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ADJOURNMENT

With no further business, the meeting was adjourned at 6:18 p.m.

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This is a summary of the proceedings of this meeting. Detailed information is in the permanent files of each case as presented and filed in the City of Salisbury Department of Infrastructure and Development Department.

Shawn Jester, Chairman

Richard Baldwin, Secretary to the Board

Beverly R. Tull, Recording Secretary