

March 2020 BZA

March 5, 2020

Present Were: Eric Gansauer, Charlotte Davis, Fred Cobb, Will Johnson

Board Members Present: Ty Harrison, Terry Fields, Barbara Fortson

Unexcused: Charles Smith

Excused: Tomeika Farley

Meeting called to order: 2:00pm

Fortson made a motion to approve the February 2020 minutes. Seconded. Minutes Approved.

BZA-01-20-001055

215 8th St

Ernie Smallman was present to request a variance to reduce the minimum lot width for a historic district parcel from 40 feet required to 35.25 feet for a lot subdivision to create two separate parcels. There are multiple structures on one lot. The structures are private dwellings. The city has no objection. There are two different addresses, but legally both are on one lot. It's an existing condition.

BZA-02-20-001132

2352 Howe Ave

Lilia Chavez and Ms. King were present to request a variance to build a carport. There is a front setback reduction hardship. The structure is on a corner lot.

No opposition.

BZA-02-20-001148

3022 Hamilton Rd

Leon Belk was present to request a variance to reduce rear yard setback from 30 feet required to 5 feet shown for a storage unit. This structure is semi-built. It's an additional building. It's a rear yard setback encroachment. No opposition.

BZA-02-20-001151

8755 Warm Springs Rd

Tommy Miles was present to request a special exception variance for public street frontage. Appellant is requesting a variance to create residential parcels that will be served by an access easement to Warm Springs Road. The hardship is access to the property. The intent, clarified by Johnson, is to have 4 landlocked parcels in a rural area. No opposition.

Case Decisions

BZA-01-20-001055

215 8th St

Fortson made a motion to approve based on the existing condition.

Fields Seconded.

No opposition.

Motion Carries as APPROVED.

BZA-02-20-001132

2352 Howe Ave

Fields made a motion to approve this based on the hardship of the placement of the house.

Fortson Seconded

Motion Carries as APPROVED

BZA-02-20-001148

3022 Hamilton Rd

Fortson made a motion to approve this based on the fact that the footprint is the same as the previous building and there was no opposition.

Fields Seconded

Motion Carries as APPROVED

BZA-02-20-001151

8755 Warm Springs Rd

Fields made a motion to approve based on the fact that the appellants will be using their own means of access, that city services will be carried out on the Main Street, and that there was no opposition.

Motion seconded.

Motion Carries as APPROVED

Meeting Adjourned approximately 2:35pm.