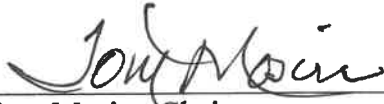


WHEREAS; the Board has determined that the requirements of Chapter 14, Section 14-108(c) of the Goodlettsville Zoning Ordinance have been met, and

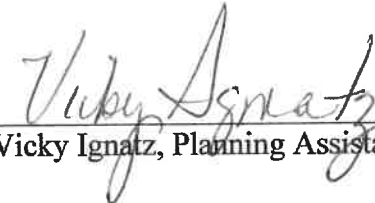
WHEREAS, the Board has determined that adverse impact will not occur,

NOW, THEREFORE, BE IT ORDERED, an application for a Zoning Ordinance Variance from the (60) feet minimum lot width to fifty (50) feet and the ten thousand (10,000) square feet minimum lot size to seventy-five hundred (7,500) square feet at the noted properties on Two Mile Pike, Davidson County Tax Map 26.01, Parcels 69 and 53 is granted.

The meeting adjourned at 5:45 PM.



Tom Mosier, Chairman



Vicky Ignatz, Planning Assistant

OFFICIAL MINUTES OF THE SPECIAL CALLED MEETING
GOODLETTSVILLE BOARD OF ZONING APPEALS

Date: May 27, 2009

Time: 5:00 PM

Place: Massie Chambers - Goodlettsville City Hall

Members Present: Owen Sanders, Ed Lowe, Al Jernigan, William Carter

Absent: Tom Mosier

Also Present: Roger Loyd, Vicky Ignatz and others

Owen Sanders, Vice-Chairman called the meeting to order.

The Board deferred approval of the minutes of the May 11, 2009 BZA meeting.

CASE NO. 09-05-558 Consider the request for an Application for Temporary Use Permit for Firework Sales from June 20 – July 5, 2009 at 405 Long Hollow Pike, Sumner County Tax Map 143, Parcel 69. The applicant is Mid-America Distributors.

Staff reviewed. Gregory reported this is a request for a Temporary Use Permit for fireworks sales at a site that has been used in the past by this vendor. The use has not been continuous and the site has been developed and occupied by Volunteer State Bank. Therefore, the Goodlettsville Zoning Ordinance requires a new application and review by this Board. The location of the sales site is between the bank building and the property line of Page Heights Baptist Church.

Roger Loyd, Mid-America Distributors owner, stated the site will open from approximately 9:00 AM to 10:30 PM daily from June 20 – July 5, 2009. All required setbacks for the lot will be achieved. No fireworks will be discharged on site.

Lowe made a motion for approval of the Application for Temporary Use Permit for Fireworks Sales from June 20 - July 5, 2009 at 405 Long Hollow Pike, Sumner County Tax Map 143, Parcel 69, based on compliance of all regulations set forth by city, county and state entities. Jernigan seconded the motion. The motion passed unanimously, 4-0.

ORDER OF THE BOARD

WHEREAS; the public and adjoining property owners have been adequately notified, and

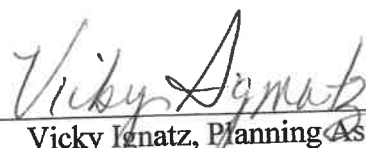
WHEREAS; the Board has determined that the requirements of Chapter 9 Section 14-901(n) of the Goodlettsville Zoning Ordinance have been met, and

WHEREAS, the Board has determined that adverse impact will not occur,

NOW, THEREFORE, BE IT ORDERED, an application for a Temporary Use Permit for fireworks sales for Mid-America Distributors, 405 Long Hollow Pike, Sumner County Tax Map 143, Parcel 69 to run from June 20 – July 5, 2009 is granted based on compliance of all regulations set forth by city, county and state entities.

The meeting adjourned at 5:15 PM.


Owen Sanders, Vice-Chairman


Vicky Ignatz, Planning Assistant

OFFICIAL MINUTES OF THE MEETING
GOODLETTSVILLE BOARD OF ZONING APPEALS

Date: July 13, 2009

Time: 5:00 PM

Place: Massie Chambers - Goodlettsville City Hall

Members Present: Tom Mosier, Owen Sanders, Ed Lowe, Al Jernigan,

Absent: William Carter

Also Present: Rick Gregory, Tim Ellis, Mike Bauer, Vicky Ignatz, Mr. & Mrs. John Guthrie, Ginny Jefferies, Darlyn Farris and others

Tom Mosier, Chairman called the meeting to order.

The Board deferred approval of the minutes of the May 11, 2009 BZA meeting and May 27, 2009 Special Called BZA meetings.

CASE NO. 09-05-559 Consider the request for an Application for a Temporary Use Permit for seasonal food sales at Ace Hardware, 110 Rivergate Parkway, Davidson County Tax Map 26-5, Parcel 94. The applicant is John Guthrie, Ace Hardware, Goodlettsville, TN.

Staff reviewed. Gregory reported that the requested use for the sale of seasonal foods has not been previously established on this property. Accompanying documentation indicates that several tents/stands/truck locations may be placed on the property. No dimensions of the sales locations, parking spaces and setbacks are provided. Staff is concerned with the ingress at Rivergate Parkway and egress at Hollywood Street. The lot width will not accommodate the number of vendor and parking spaces illustrated. The mix of proposed structures and vehicles would make emergency access difficult. The existing propane storage tank has not been protected by bollards as required by the city's codes. Any action by the Board will need to be conditional based upon proper installation of protective devices around the propane tank.

John Guthrie stated that, as a customer and community service, he would like to provide a small farmer's market venue. The growers would be from the Goodlettsville area and only produce would be sold; produce would be sold from the truck beds initially; the area would be maintained properly; ingress would be from Rivergate Parkway and egress would be from Hollywood Street; with the exception of one additional bollard to be added at the service box, all other code requirements have been met for the propane tank. The sales/parking area is forty (40) feet wide with plans for trucks on one side of the lot and parallel parking on the opposite side of the lot. Darlyn Farris, 206 Hollywood Street, stated that she was opposed to the use of the property for produce sales and the use of Hollywood Street as an egress roadway. The Board members shared their concerns with not having a definitive drawing of the proposed site and issues relating to adequate parking, pedestrian safety, ingress and egress, and future site issues should the business grow.

Lowe made a motion to defer action on the request for an Application for a Temporary Use Permit for seasonal food sales at Ace Hardware, 110 Rivergate Parkway, Davidson County Tax Map 26-5, Parcel 94, until the applicant can provide a definitive site plan addressing the issues regarding lot size, vendor and parking dimensions, pedestrian safety, ingress and egress locations. Sanders seconded the motion. The motion passed unanimously, 4-0.