

were found. Staff has no information concerning distance and accessibility to the nearest fire hydrant and no such information was included with the application. No information was provided with the application concerning the fire retardant tent materials. Both these items are needed and must be reviewed and approved by the Goodlettsville Fire Chief and Goodlettsville Codes Official. Assuming the fire hydrant access and tent material are in order, staff recommends the approval of the Temporary Use Permit for fireworks sales from June 20, 2008 thru July 5, 2008.

Jerry Stocksett, TNT Fireworks, 4511 Helton Drive, Florence, AL, reported that this company leased and operated a fireworks sales at this location in 2001. The company vacated the property after it was determined that a fireworks wholesale customer, B & B Fireworks, Russellville, KY had leased the adjoining property. B & B Fireworks has since voided the contract with TNT Fireworks. TNT Fireworks has continued to pay the lease for the stated property and the company's Fundraising Division decided to utilize the site for firework sales. Mr. Stocksett explained that Chattanooga Tent will supply the tent for this location and he agreed to supply a copy of the Flame Retardant Certificate to staff. The board explained that the Goodlettsville Fire Department and the Goodlettsville Codes Department would need to approve the site for compliance. Mr. Stocksett stated that he was not aware of these inspection requirements and had not received any information from staff regarding these requirements. Gregory informed the applicant that no other formal meetings are required, only communications and/or permits with Codes and Fire officials. Gregory suggested Mr. Stocksett contact the Goodlettsville Fire Chief to determine if the needed fire suppression infrastructure is available at this location. Gregory agreed to notify the Codes and Fire Departments regarding the conditional approval of the application and need for inspections of the site. Vicky Ignatz, Planning Assistant, provided Mr. Stocksett with a copy of the requirements for a Temporary Use Permit Application - Fireworks Sales Site.

Jernigan made a motion for approval of Temporary Use Permit for a fireworks sales site at 850 Louisville Highway, Sumner County Tax Map 142 based on the following conditions: 1) the Goodlettsville Fire Chief inspect the site for compliance with established fire codes; 2) the Goodlettsville Codes Department inspect the site for compliance with established fireworks sales site requirements; and 3) the applicant is to provide a copy of the Flame Retardant Certificate for the fireworks tent to staff. Motion seconded by Lowe. Motion passed unanimously, 3-0.

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 14-901(n)(4) 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, that approval of a Temporary Use Permit for a fireworks sales site at 850 Louisville Highway, Sumner County Tax Map 142 from June 20, 2008 thru July 5, 2008 is granted with the following conditions: 1) the Goodlettsville Fire Chief is to inspect the site for compliance with established fire codes; 2) the Goodlettsville Codes Department is to inspect the site for compliance with the established fireworks sales site requirements; and 3) the applicant is to provide a copy of the Flame Retardant Certificate for the fireworks tent to staff.


Owen Sanders, Vice-Chairman


Vicky Ignatz, Planning Assistant

OFFICIAL MINUTES OF THE GOODLETTSVILLE BOARD OF ZONING AND SIGN APPEALS

Date: July 14, 2008

Time: 5:00 PM

Place: Massie Chambers - Goodlettsville City Hall

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

Also Present: Rick Gregory, Mike Bauer, Mark Baker, Vicky Ignatz

Tom Mosier, Chairman called the meeting to order.

Jernigan made a motion to approve, as written, the minutes of the June 9, 2008 meeting of the Goodlettsville Board of Zoning and Sign Appeals. Motion seconded by Lowe. Motion passed unanimously, 4-0.

CASE NO. 08-07-548 Consider the request for a Zoning Ordinance variance regarding minimum building setback requirements for Miller Finishing Equipment Sales, 305 Church Street, Goodlettsville, TN, Davidson County Tax Map 19-13, Parcels 62 and 64. The applicant is Mark Baker, Civil Resource Consultants, 2703 Memorial Blvd., Springfield, TN.

Staff reviewed. Gregory reported this is a request for a 4,872 square feet building addition which utilizes the undeveloped portion of property between two existing buildings to provide additional interior workspace and better access to all buildings. The two existing buildings currently encroach into established setbacks. The eastern elevation extends into the twenty (20) feet minimum building setback line and the western elevation encroaches into the forty (40) feet front and twenty (20) feet rear setback. The proposed building does not attach one existing building to the other. The proposed concrete ramp encroaches into the existing rear yard setback. Non-complying buildings regulations prohibit increasing the degree of non-compliance when increasing the size of the structure. The proposed addition does not increase the degree of non-compliance or create an adverse impact on the property. Therefore, staff recommends the proposed variance request.

Staff, board members and applicant's representative discussed setback encroachment issues, life safety issues and proposed building materials.

Lowe made a motion to grant a variance to the minimum building setback requirements for the new construction of the building and concrete ramp at the northern elevation side yard for Miller Finishing Equipment Sales, 305 Church Street, Davidson County Tax Map 19-13, Parcels 62 and 64. And, to acknowledge the existing non-complying setback encroachments on the property at the southern elevation front yard encroachment of 30 ft., the northern elevation side yard encroachment of 12 ft., the eastern elevation side yard encroachment of 19 ft., and the western elevation rear yard encroachment of 7 ft. The proposed exterior siding is to be consistent in material and color with the existing siding. Jernigan seconded the motion. The motion passed 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 14-1408(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, that approval of a variance to the minimum building setback side yard encroachment for Miller Finishing Equipment Sales, 305 Church Street, Davidson County Tax Map 19-13, Parcels 62 and 64 is granted. And, to acknowledge and recognize the existing non-complying setback encroachments on the property at the southern elevation front yard encroachment of 30 ft., the northern elevation side yard encroachment of 12 ft., the eastern elevation side yard encroachment of 19 ft., and the western elevation rear yard encroachment of 7 ft. The proposed exterior siding is to be consistent in material and color with the existing siding.

The meeting adjourned at 5:31 PM.


Tom Mosier, Chairman


Vicky Ignatz, Planning Assistant