

MINUTES OF THE GOODLETTSVILLE
BOARD OF ZONING APPEALS

Date: January 10, 2005

Time: 5:00 PM

Place: City Hall Conference Room

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

Staff Present: Rick Gregory, Bennie Lane, Vicky Ignatz

Also Present: Charlie Phillips

The meeting was called to order by Chairman Tom Mosier. Minutes of the November 8, 2004 Goodlettsville Zoning and Sign Appeals Board were approved as written.

CASE NO. 01-485-05 Consider the request of Charlie Phillips Builders, 117 Paige Park Lane, Goodlettsville, TN for a front yard setback variance for Woodwyn Hills, Section II, Sumner County tax Map 142, part of Parcel 18.

Staff reviewed. Gregory reported the original request was for a variance in the front yard minimum setback from forty (40) feet to thirty (30) feet for seven (7) lots in Woodwyn Hills, Section II. After staff review, it was determined that the minimum setback for R-15 zoning is thirty (30) feet and that a variance by this board is not required. Gregory apologized to the board and Charlie Phillips for scheduling the meeting.

Phillips stated that he would submit to the Goodlettsville Planning Board a revised final plat indicating all lots in Woodwyn Hills, Section II with thirty (30) feet front yard setbacks.

No action taken by the Board.

Non-agenda item:

Gregory reported on the side yard variance request by Mrs. Betty McKinney at the November, 2004 board meeting. Further view indicated the property line would need to be determined by a land survey or the carport will need to be erected behind the home.

Meeting adjourned.



Tom Mosier, Chairman


Vicky Ignatz, Recording Secretary