

OFFICIAL MINUTES
GOODLETTSVILLE BOARD OF ZONING APPEALS

Date: February 10, 1997
Time: 5:00 PM
Place: City Hall

Cases Heard:

97-2-291
97-2-292

Members Present:

Tom Mosier
Tommy Jackson
Owen Sanders
Ellie Mead

Others Present:

Don Hosea
Linda Lassiter
Candice Roland
Roger Loyd

Staff Present

Bill Terry

The meeting was called to order by Chairman Mosier. It was noted that the meeting had been advertised and adjoining and other affected property owners notified by direct mail. The minutes of the October 28 and December 9, 1996 meetings were approved as submitted.

CASE NO. 97-2-291 Consideration of a Request for a Temporary Use Permit to Operate a Fireworks Sales Tent for the Fourth of July Holiday Period at Caldwell Drive and Long Hollow Pike

Analysis - This request is the same as has been made on this property for the last several years by the property owner, Roger Loyd. No problems were encountered last year, and no conditions have changed.

Discussion - Loyd presented his request. No one was present for the public hearing.

Action of the Board - Owen moved that the temporary use permit be granted subject to the standards adopted by the board last year for fire works tents. Tommy Jackson seconded, and motion carried unanimously.

CASE NO. 97-2-292 Consideration of a Request for a Conditional Use Permit for an Elementary School on Madison Creek Road.

Analysis - The Sumner County Board of Education acting through M. W. Cude & Associates, consultants, have requested a conditional use permit to construct an elementary school in the city. The location is on a vacant parcel of land on Madison Creek Road about 1500 feet from Long Hollow Pike and about 700 feet past Crencor Drive. The Sumner County Commission has approved the money for site investigations to determine the feasibility of the site, and the Board of Education

wants to proceed full speed ahead.

Schools are permitted in residential zones by conditional use permit with a hearing before this board. The Goodlettsville City Commission has already voted to support the school by agreeing to provide sewer service to the school and to split the cost of widening Madison Creek Road from the site to Long Hollow Pike. The site meets the general criteria of the ordinance for community education. The board needs to make finding that the school meets the criteria and will have no adverse impact on the community.

Discussion - Chairman Mosier opened the public hearing, and three neighboring property owners were present to speak. Don Hosea and Linda Lassiter expressed concern about the traffic between Long Hollow Pike and the site. Bill Terry explained that road improvements were planned for Madison Creek Road. Candice Roland questioned how the school would affect her property. No one from the School Board was present, so Terry responded to the questions.

The board agreed that the site was suitable for the school, that it would have no adverse impact on the area and that the requirements for a conditional use permit had been met.

Tommy Jackson moved that the conditional use permit be granted and an order issued. Ellie Mead seconded, and motion carried unanimously.

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 Section 11-1409(e,6) have been met, and

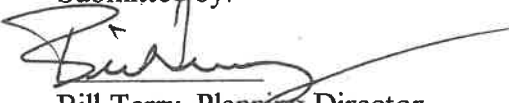
WHEREAS; the Board has determined that no adverse impact will occur;

NOW, THEREFORE, BE IT ORDERED, that the conditional use permit is approved and that this order shall constitute such permit.

There being no further business, the meeting was adjourned.


Tom Mosier, Chairman

Submitted by:


Bill Terry, Planning Director