

**Minutes of the
Board of Zoning Appeals Meeting
Eagleville City Hall, Eagleville, TN
Monday, November 7, 2016 – 6:30 PM**

COUNCIL MEMBERS

Chairman, Nick Duke	P	Secretary, Eric Marlin	P
Vice-Chairman, Ronnie Hill	P	Member, Derrick Lynch	A
Mayor, Travis Brown	P		

STAFF

Andrew Ellard, City Manager	P	David Breniser, Police Chief	P
Phillip Dye, City Recorder	P	Caleb Reynolds, Police Officer	A
Mechelle Jones, City Clerk	A	Quentin Snook, Police Officer	A
Kevin Bragg, City Attorney	A	Rick Parks, Fire Chief	A
Jesse Napier, Park Directory	A	Jonathan Armstrong, Fireman	A
Will Owens, Griggs & Maloney	P	Bill Griggs, Griggs & Maloney	A

GUESTS

Greg Cox	Randy Baggott	Enoch Jarrell
John Marshall	Eddie Crosslin	Mark Clark
Mason Jones	Rhonda Jones	Chris Hendrix
Greg Baltimore	Joseph Jackson	Sarah Sandes

CALL TO ORDER

The meeting was called to order at 6:38 p.m. by Chairman Nick Duke.

ROLL CALL

Roll was called by City Recorder Phillip Dye, with a quorum present.

APPROVAL OF MINUTES

April 4, 2016 Board of Zoning Appeals Meeting Minutes

Motion for approval:	Mayor Travis Brown
Seconded by:	Vice-Chairman, Ronnie Hill
Motion passed:	4-0

PUBLIC HEARING

Case 2016-002:

Applicant: John Randall Baggott
Owner: Greg Cox
Address: 135 South Main Street
Map Info: Map 144-1, Group A, Parcel 00200, Book 405, Page 1564
Zoning: C-1
Request: Request for a Special Exception for property use per Zoning Ordinance Section 5.051 (D). Proposed use is a jet ski and boat repair business.

Comments:

City Manager Andrew Ellard read a letter from Citizen Keith Fann stating that he is all for growth, but does not want the outside of this business to take away from the downtown beauty of the city.

Mason Jones, Owner of The Lamp Shop, voiced his concerns and disapproval for the business moving in to the building beside him. He is concerned about unsightliness the business may bring, but mainly the noise caused by the business.

Greg Cox, Owner of the building where the proposed business will be located, voiced his support for the business, adding that he has storage space on another property if the current building becomes too crowded.

John Randall Baggott, Owner of the proposed business, stated that he would do everything in his power to be a good neighbor and abide by any rules out before him by the Board of Zoning Appeals.

Case 2016-003:

Applicant: Greg Baltimore
Owner: Greg Baltimore
Address: 597 Allisona Road
Map Info: Map 144, Parcel 03608, Book 1155, Page 2685
Zoning: R-2
Request: Request for a Special Exception for non-residential use of accessory building in a residential zone per Zoning Ordinance Section 7.070 (G).

Comments:

Sarah Sandes, resident at 105 Eagle Crest Drive, voiced concerns over extra traffic on Eagle Crest Drive, safety of the neighborhood children, and smell and toxicity of the business.

Joseph Jackson, resident of 113 Eagle Crest voiced his approval for the business and its owner, stating that he had never had a problem at all with the business owner, and that there is no danger to children because of the business.

Greg Baltimore, Owner of the business, stated that he would guarantee no traffic on Eagle Crest Drive at all due to his business. He also stated that he follows safety regulations and says there is no danger of toxicity from his business. He also said that his building is well off any main road, and will remain locked in non-business hours, and should pose no threat to the safety of neighborhood children who might wander around the building.

NEW BUSINESS

Case 2016-002:

Applicant: John Randall Baggott
Owner: Greg Cox
Address: 135 South Main Street
Map Info: Map 144-l, Group A, Parcel 00200, Book 405, Page 1564
Zoning: C-1
Request: Request for a Special Exception for property use per Zoning Ordinance Section 5.051 (D). Proposed use is a jet ski and boat repair business.

Approve or Deny a Request for a Special Exception for property use per Zoning Ordinance Section 5.051 (D). Proposed use is a jet ski and boat repair business. (Repairs must be done in the north half of building, with door closed, away from The Lamp Shop. Nothing may be left outside the building unless the business is open. No maintenance may be performed outside the building).

Motion for Approval:
Seconded by:
Motion Passed

Vice-Chairman Ronnie Hill
Secretary Eric Marlin
4-0

Case 2016-003:

Applicant: Greg Baltimore
Owner: Greg Baltimore
Address: 597 Allisona Road
Map Info: Map 144, Parcel 03608, Book 1155, Page 2685
Zoning: R-2
Request: Request for a Special Exception for non-residential use of accessory building in a residential zone per Zoning Ordinance Section 7.070 (G).

Approve or deny a Request for a Special Exception for non-residential use of accessory building in a residential zone per Zoning Ordinance Section 7.070 (G). (Entrance and exit of trucks must be from Allisona Road).

Motion for Approval: Vice-Chairman Ronnie Hill
Seconded by: Mayor Travis Brown
Motion Passed: 4-0

ADJOURNMENT

Motion to adjourn: Chairman, Nick Duke
Motion passed by a unanimous "aye".
The meeting ended at 6:35 pm.

Approval by:

Chairman, Nick Duke

Phillip Dye, City Recorder

Date minutes were approved: _____