

File

MINUTES
MCMINNVILLE BOARD OF ZONING APPEALS
JUNE 29, 2021

MEMBERS PRESENT

Jim Brock
Joey Haston
Tom Ward
Jerry Williamson
David Marttala

STAFF PRESENT

Katie Kemezis
Rebecca Duncan-Roach

MEMBERS ABSCENT

OTHERS PRESENT

Marvin and Raul Alamilla, Jose M. Hernandez, Nolan Ming, Rachel Kirby, and Connan Jones

The June 2021 meeting of the McMinnville Board of Zoning Appeals was held at 11:00 a.m. on Tuesday, June 29, 2021, at City Hall (101 E. Main Street, McMinnville, TN on the 2nd floor Board Room)). Upon establishing a quorum was present Chairman David Marttala called the meeting to order at 11:02 a.m.

APPROVAL OF BOARD OF ZONING MEETING MINUTES

A motion was made by Jim Brock to dispense with reading and approve the minutes from May 25, 2021, as written. The motion was seconded by Joey Haston and approved unanimously.

PUBLIC HEARING AND VARIANCE REVIEW

The McMinnville Board of Zoning Appeals held a public hearing and Variance request for property located at 119 Towles Avenue. The applicant and owner of the property is Kenneth Campbell. Mr. Campbell request approval to reduce the side setback from 10 feet to 0 feet for his accessory structure to house rabbits. The owner has already built the structure. Staff Planner, Katie Kemezis gave her report stating that Mr. Campbell's house is on the highest point of his lot. His back yard has been determined to be strongly sloping to steep according to terrain data provided by ESRI. Jim Brock made a motion to approve this Variance request and it was seconded by Jerry Williamson. The motion was approved with all members voting in favor.

PUBLIC HEARING AND VARIANCE REVIEW

The McMinnville Board of Zoning Appeals held a public hearing and Variance request for property located at 345 Margo Lane. Marvin Alamilla is the renter and Norma Rodriguez is the owner of the property. Staff Planner, Katie Kemezis gave her report stating that the renters Mr. Marvin Alamilla had already started to enclose an existing carport which adds habitable space to the primary structure. The carport is located 5 feet from the property line. Katie Kemezis also stated that this does not meet the zoning code standards. Her recommendation is to deny this request. Tom Ward made the motion to

deny this request and Jim Brock seconded the motion. All members voted in favor to deny this request.

OTHER BUSINESS

No other business was recorded

ADJOURNMENT

With no other business, Jim Brock made a motion to adjourn the meeting at 11:12 a.m. Tom Ward seconded the motion with the members voting all ayes.

Next meeting July 27, 2021

Chairperson Signature

Secretary Signature
