

CITY OF GERMANTOWN
BOARD OF ZONING APPEALS
CITY HALL COUNCIL CHAMBERS
Tuesday, October 8, 2019
6:00 p.m.

1. Call to Order: Vice-Chairman Rhea Clift called the meeting to order at 5:58 p.m.
2. Roll Call and Establishment of a Quorum: Regina Gibson called the roll and established a quorum.

Members Present: Vice Chairman Rhea Clift; Greg Hurley; Frank Uhlhorn; Mike Harless; and Jodie Bowden

Members Absent: Chairman Jennifer Sisson and Alderman Mary Ann Gibson

Staff Present: Cameron Ross, Economic and Community Development Director; Sheila Pounder, Planning Division Manager; Sarah Goralewski, Senior Planner; Joseph Nunes, Neighborhood Services Manager; Regina Gibson, Administrative Secretary, and Alan Strain, Assistant City Attorney.

3. Approval of the Minutes

Mr. Uhlhorn moved to approve the Board of Zoning and Appeals minutes of September 10, 2019, seconded by Mr. Harless.

ROLL CALL:
Hurley – Yes
Uhlhorn – Yes
Harless – Yes
Bowden – Yes
Clift – Yes

MOTION PASSED 5-0-0

4. Case Number 19-939

Location: West Side of Old Mill Rd., near the intersection of Old Mill and Apple Valley Rd. (Lot 24, Apple Valley Subdivision)
Property Owner/Applicant: Johnny Williams
Request: Approval of a Variance to the Required Minimum Lot Width Measured at the Building Line in the “R-1” Residential (Medium Density) Zoning District.

*Refer to complete application, plans, staff report and letters of concern on file.

Sarah Goralewski made a staff presentation.

Vice Chairman Clift asked if the applicant if they would like to make a presentation. There was none.

Vice Chairman Clift requested anyone wishing to speak against this variance, to come forward and state their name and address.

- Tom and Melba Fristick, 1618 Old Mill Road. They also read a letter of concern from Annie Denise Baker, 1603 Old Mill Road, and Katie Wallace, 1619 Old Mill Road.

Vice Chairman Clift requested anyone wishing to speak in favor of this variance, to come forward and state their name and address.

- Katie Wallace, 1619 Old Mill Road, who stated she was neutral. The Board discussed the request.

Applicant Johnny Williams, 2070 Brierbrook Rd., addressed the Board.

The Board discussed the request with the applicant and staff.

Mr. Uhlhorn made a motion to approve a variance to the required minimum lot width measured at the building line to be 63 feet wide (at the 40 foot setback line) at 0 Old Mill Rd. (Lot 24, Apple Valley Subdivision) in the “R-1” Single-Family Residential zoning district, subject to the Board’s discussion, staff comments noted in the staff report and the site plan submitted with the application, seconded by Ms. Bowden.

ROLL CALL:

Harless – Yes, due to the unusual shape of the lot, the sewer easement on the side yard, as well as the flood plain in the back.

Hurley – No.

Uhlhorn – Yes

Bowden – Yes, agree with Mr. Harless for the same reasons.

Clift – Yes, for the reasons stated by Mr. Harless

MOTION PASSED 4-1-0

5. Old Business

Vice Chairman Clift asked if there was any old business. There was none.

6. New Business

Vice Chairman Clift asked if there was any new business. There was none.

7. Adjournment

There being no further business, comments, or questions by the Commission, Vice Chairman Clift adjourned the meeting at 6:18 p.m.