

MINUTES
ANDERSON COUNTY BOARD OF ZONING APPEALS
APRIL 9, 2024

Members Present

Jerry White, Chairman
Archie Burress
Carl Wright
Mark Skove
Jim Ferguson

Members Absent

Others Present

Marjorie Tinker, Codes Dir.
David Crowley, Plan Consultant
Lisa Crowley
Other interested parties

ETDD Staff Representative: Joe Barrett

CALL TO ORDER AND APPROVAL OF AGENDA AND MINUTES

Chairman White swore-in interested parties that would be addressing the board. Chairman White then called the meeting to order at 5:30 P.M. on April 9, 2024 at the Anderson County Courthouse. The minutes from the March meeting were reviewed. A motion was made by Archie Burress and seconded by Mark Skove to approve the March 12, 2024 minutes as written. The motion passed unanimously.

REQUEST FOR SPECIAL EXCEPTION TO USE MOBILE HOME FOR STORAGE, TAX MAP 108, PARCEL 14.05, TRACIE & CINDIE SANDS

The board considered a special exception request to use a mobile home for storage at 1172 Mahaffey Road within an A-2 District. The county has not allowed mobile homes to be used for storage in the past. The applicant addressed the board and stated that the building would have some items stored inside the building and also be used for a workshop/craft room. The main concern of the board was the mobile home being used as a second dwelling on the lot.

ACTION TAKEN:

Following further discussion, a motion was made by Carl Wright and seconded by Archie Burress to grant the special exception with the conditions that the mobile home not be used for permanent living and there are no bathrooms in the structure. The motion passed unanimously. The applicant will need to obtain a special use permit from the planning and zoning office.

REQUEST FOR VARIANCE FROM SIDE SETBACK REQUIREMENTS OF R-1-S DISTRICT, TAX MAP 96J, GROUP F, PARCEL 35.00, DANIEL STAMPE

A variance request was considered for the side setback for property at 239 Greendale Lane within an R-1-S District. The applicant had placed a detached garage within the side setback of the lot. The applicant had been cited by the county for a zoning violation.

ACTION TAKEN:

Following further discussion, a motion was made by Mark Skove and seconded by Jim Ferguson to deny the request, based on a self-created situation and is not consistent with the intent of the zoning resolution. The motion passed unanimously.

REQUEST FOR VARIANCE FROM MINIMUM LOT SIZE REQUIREMENTS, TAX MAP 54,
PARCEL 105.00, JOHN JONES

The request has been withdrawn.

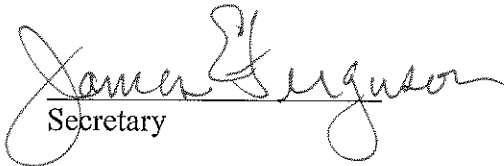
REQUEST FOR VARIANCE FROM FRONT SETBACK REQUIREMENTS OF A-2 DISTRICT, TAX
MAP 30, PARCEL 56.00, JOE LEINART

A variance request was considered for the front setback requirements for property at 266 Ross Cemetery Road within an A-2 District. The applicant plans on placing a building that will encroach within the front setbacks. The applicant stated that the placement of the building is limited due to the existing septic system, topography, and utility lines.

ACTION TAKEN:

Following further discussion, a motion was made by Archie Burress and seconded by Jim Ferguson to grant a 15-foot variance from Section 025-010E1, based on topography and other development limitations, and the request does not undermine the intent of the zoning. The motion passed unanimously.

At 5:50 PM, with no further business the meeting was adjourned.


Secretary

5-14-24
Date