

**OFFICIAL MINUTES OF THE GOODLETTSVILLE**  
**BOARD OF ZONING AND SIGN APPEALS**

**Date:** September 16, 2013

**Time:** 5:00 P.M.

**Place:** Massie Chambers- Goodlettsville City Hall

**Members Present:** Tom Mosier, Owen Sanders, William Carter, Edgar Lowe, Commissioner Zach Young

**Also Present:** Rick Gregory, Tim Ellis, Mike Bauer, Rhonda Carson

Chairman, Tom Mosier called the meeting to order.

Zach Young made a motion to approve the minutes of the August 12, 2013 Board of Zoning and Sign Appeals meeting as written. Mr. Owen Sanders seconded the motion. The motion passed unanimously 5-0.

**CASE NO. 13-9-596** Consider the request for a rear yard setback variance for property in the R-10 (Medium Density Residential) district. The applicant is William B. Carter, 203 New Brick Church Pike, Goodlettsville, TN as shown on Davidson County Tax Map 18-16, Parcel 17.

Staff reviewed. Mr. Gregory stated that this request is for a rear yard setback to allow reconstruction of a previously existing carport roof that was taken down by the tornado in 2006. The property is zoned R-10, the dwelling and the property has a 20' setback requirement. Since this is a request to replace the previously existing structure, with no changes in size or location, staff could find no additional adverse effect to any adjoining property that did not exist prior to the tornado of 2006. Staff recommended approval.

Mr. Carter stated that he had no additional comments, and thanked the Board for their consideration of this request.

Mr. Zach Young made a motion to grant approval for a rear yard setback variance to rebuild the carport located at 203 New Brick Church Pike, Goodlettsville, TN. Owen Sanders seconded the motion. The motion passed 4-0. Mr. William Carter abstained from voting.

**ORDER OF THE BOARD**

**WHEREAS;** the public and adjoining property owner have been adequately notified, and

**WHEREAS;** the Board has determined that the requirements of the Goodlettsville Zoning Ordinance, Section 14-208(1) (c) have been addressed, and

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

**NOW, THEREFORE, BE IT ORDERED,** a variance to reconstruct a previously existing carport in the rear yard with 20' setback requirement in the R-10 zoning district is granted for 203 New Brick Church Pike, Goodlettsville, TN as shown on Davidson County Map 18-16, Parcel 17. This request is granted based on Staff comments and recommendations, applicant comments, and discussion by Board members.

**Commissioner Comments:** No additional comments at this time.

The meeting adjourned at 5:08 p.m.

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Tom Mosier, Chairman

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Rhonda Carson, ECD Assistant