

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

Date: March 5, 2019

Time: 5:00 P.M.

Place: Massie Chambers- Goodlettsville City Hall

Members Present: Vice-Chairman Mark Writesman, Commissioner Zach Young, Cisco Gilmore, Brian Rager

Absent: Chairman Mike Broadwell

Also Present: Rodney Joyner, Tim Ellis, Russell Freeman, Larry DiOrio, Rhonda Carson

Vice- Chairman Writesman called the meeting to order. Planning Director, Rodney Joyner stated there were no corrections or additions to the agenda. Vice-Chairman Writesman welcomed two new Board of Zoning and Sign Appeal members, Cisco Gilmore and Brian Rager.

Commissioner Young made a motion to approve the meeting minutes of the February 5, 2019 Board of Zoning and Sign Appeals. Cisco Gilmore seconded the motion. The motion passed unanimously 4-0.

Item #1 {PUBLIC HEARING}

For consideration, Unique Omega, LLC is requesting a variance from the Goodlettsville Zoning Ordinance, **Table III; Bulk Lot and Open Space Requirements; CS Zoning District; Front Minimum Setback Requirements;** Properties are referenced as Davidson County Parcel ID Nos. 01913010300, 01913009700, 01913007400 & 01913009800, containing at total of approx. 4.84 acres. With dual frontage lots, the request is to reduce the required 50-ft front building setback to a 20-ft front building setback. Property is located near the intersection of East Cedar Street and Cartwright Street.

Planning Director Rodney Joyner reviewed the request. The request is to reduce the required fifty (50) ft. front building setback to a twenty (20) ft. front building setback. Dean Patel with Unique Omega, LLC represented the request. Mr. Patel plans to build a hotel with a conference center on the vacant property at S. Cartwright and E. Cedar. He stated the goal for the site is to make the buildings compliment each other aesthetically. He stated the reduced building setback would be beneficial for the proposed catwalk from the hotel to the conference center, and will also provide additional parking for the front of the building. There were no additional comments or questions from the board members.

Vice-Chairman Writesman opened the Public Hearing. With no one wishing to speak on this item, Vice-Chairman Writesman closed the Public Hearing.

Based on discussion at this meeting, Commissioner Young made a motion to approve the variance of the front setback from fifty (50) ft. to twenty (20) ft. Mr. Brian Rager seconded the motion. The motion passed unanimously 4-0.

Other Business:

A. Upcoming Planning Training scheduled for Tuesday, May 7, 2019.

Mr. Joyner discussed the upcoming Planning Training which will be on Tuesday, May 7. The training will be presented by a Landscaping Architect from Ragan- Smith.

Discussion should include what goes into the design of a project such as landscaping, location of driveways, and site visibility.

Mr. Joyner discussed future plans for training regarding Historic Preservation Planning. City Attorney Russell Freeman asked if the Board of Zoning and Sign Appeal members are required to have training. Mr. Joyner clarified that they are required training by State Law because they are appointed by the Legislative Committee. Training on the Rules of Order are required by both the Planning Commission and the Board of Zoning and Sign Appeals.

Meeting Adjournment:

With no further business, the meeting adjourned at 5:13 P.M.

Mark Writesman, Vice- Chairman

Rhonda Carson, ECD Assistant