

Agenda

Board of Adjustments

February 18, 2021

Conducted via Zoom

2:30 pm



MEMBERS PRESENT:

Von Lambert, Jeff Williams, Phil Burkhalter, Will Byington, , Cameron Abney,

MEMBERS ABSENT:

Eric McDowell, Terry Williamson

STAFF PRESENT:

Brittany Griffin, James Martin, Frank Beacham, Chris Jackson, Sammy Rich

PUBLIC PRESENT:

Olivia Morley, Michael Johnson, Roxanne Miles, Bill Jones, Greg Miles, David Blankenship, Ryan Cox, Amy Cox, Ed Hine

WELCOME:

Acting Chair Byington called the meeting to order and welcomed everyone at approximately 2:30 PM

DETERMINATION OF QUORUM:

A quorum was determined via roll call.

REVIEW OF THE MINUTES:

Lambert made a motion to approve the minutes, which was seconded by Burkhalter. The motion passed unanimously (4-0).

APPROVAL OF AGENDA:

Lambert made a motion to approve the agenda, which was seconded by Burkhalter. The motion passed unanimously (4-0).

BOA20-12-02, requests variances to allow for a secondary structure on a parcel that currently has no primary structure, as well as the eastern side setback reduced from seven to five feet, as well as the western side setback reduced from seven to three feet for the property located at Bert Road, Rome, GA 30161, Floyd County Tax Parcel L11Z037. Applicant/Owner: Michael E. Johnson

Brittany Griffin presented the application and staff report. Mike Johnson, owner and applicant, was present to speak to the application. Johnson stated that he made an error in not doing his due diligence when building this structure. Johnson stated that a permit should have been pulled prior to building the structure. Johnson stated the purpose for building the structure was to provide additional storage for his personal property – he was looking to build a place to store his personal vehicles. There was no one present to speak in opposition to the request. The Commission deliberated amongst themselves. The commission questioned staff regarding the merging of the two parcels to resolve a few of the variances. James Martin, Chief Building Official, stated that if the variances were not approved then the Building Inspection Department would require the building to be removed from the property. Burkhalter made a

motion to approve on the condition that the 2 lots are merged and all permits be obtained. Terry Williamson seconded the motion. The motion passed 4-0.

BOA21-01-01, requests variances to reduce the 200-foot setback from the property line to 20 feet, to eliminate the 500-foot residential buffer and to reduce the fence requirement from 5 feet to 42 inches for the property located at 2535 Shorter Avenue, Rome, GA 30165, Floyd County Tax Parcel H13X374.

Applicant/Owner: Gary L. Smith

Brittany Griffin presented the application and staff report. Ed Hine, agent on behalf of the owner and applicant, was present to speak to the application. Hine stated that events would be held no more than twice per year and no more than 14 days per year. Hine stated that temporary fencing would be used during the event. There was no one present to speak in opposition to the request. The Commission deliberated amongst themselves. Burkhalter made a motion to approve. Abney seconded the motion. The motion passed 4-0.

BOA21-01-02, requests a variance to allow for a secondary structure closer to a street right of way than the principal building, for the property located at 0 Burnett Ferry Road, Rome, GA 30165, Floyd County Tax Parcel G14W136. Applicant/Owner: David Blankenship

Brittany Griffin presented the application and staff report. David Blankenship, owner and applicant, was present to speak to the application. There was no one present to speak in opposition to the request. Lambert made a motion to approve with staff recommendation. Abney seconded the motion. The motion passed 4-0.

BOA21-01-04, requests a reduction of the northern side setback from seven feet to four feet for the property located at 116 Nelson Blvd, Rome, GA 30165, Floyd County Tax Parcel I10069. Applicant/Owner: Bill Jones/Ryan and Amy Cox

Brittany Griffin presented the application and staff report. Bill Jones, agent on behalf of the applicant and owner, was present to speak to the application. Jones stated that the owner is wishing to build a garage with a pool house addition and that this development would encroach 3 feet into the side set back. There was no one present to speak in opposition to the request. Byington made a motion to approve. Abney seconded the motion. The motion passed 4-0.

BOA21-02-01, requests reducing the minimum road frontage from 150 feet to 30 feet for a proposed new parcel to be subdivided from 2878 East Hermitage Road, Rome, GA 30161, Floyd County Tax Parcel N12029. Applicant: Roxanne Miles, Owner: Roxanne & Greg Miles.

Brittany Griffin presented the application and staff report. Roxanne and Greg Miles, the owners and applicants, were present to speak to the application. There was no one present to speak in opposition to the request. Abney made a motion to approve. Byington seconded the motion. The motion passed 4-0.

Adjournment

There being no further business to bring before this body, the meeting of the Board of Adjustments was adjourned at 3:25 PM by a 4-0 vote, on a motion by Byington and a second by Burkhalter.



Eric McDowell
Chairman