

## **BOARD OF APPEALS**

Bill Beckwith, Chairman  
Marsha A. Hopkins, Vice-Chair  
Therol Brown  
John Tate  
Tom Waller

## **STAFF**

Pete Frisina, Director of Community Services  
Chanelle Blaine, Zoning Administrator  
Chakevia Jones, Planning and Zoning Coordinator

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### **AGENDA**

**Fayette County Zoning Board of Appeals  
Fayette County Administrative Complex  
Public Meeting Room  
August 28, 2017  
7:00 P.M.**

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1. Consideration of the Minutes of the Meeting held on June 26, 2017.

***Tom Waller made a motion to approve the June 26, 2017 minutes. John Tate seconded the motion. The motion passed 5-0.***

## **PUBLIC HEARING**

2. Petition No. A-660-17, Mildred Eubanks Massengale, Owner, requests the following: Variance to Sec. 110-125. A-R, (d) (6) to reduce side yard setback from 50 feet to 12 feet to maintain an existing barn. The subject property is located in Land Lot 122 of the 4th District and fronts on Grant Road.

***Marsha Hopkins made a motion to approve Petition A-660-17. John Tate seconded the motion. The motion passed 5-0.***

3. Petition No. A-661-17, Brandon Stanfield, Owner, requests the following: Variance to Sec. 110-133. R-70, (d) (6) to reduce side yard setback from 25 feet to 3 feet to maintain an existing accessory structure. Variance to Sec. 110-133. R-70, (d) (6) to reduce side yard setback from 25 feet to 11 feet to maintain an existing accessory structure. Variance to Sec. 110-79. Accessory structures and uses. (c) (1) to increase the amount of accessory structures per individual lot from 2 to 4 and increase the total square footage from 3,600 square feet to 4,132 square feet. Variance to Sec. 110-79. Accessory structures and uses. (c) (2) to decrease the percentage of an accessory structure that must be fully enclosed from 50 percent to 0 percent. The subject property is located in Land Lot 7 of the 9th District and fronts on Thompson Road.

***Marsha Hopkins made a motion to approve Petition A-661-17, Variance to Sec. 110-133. R-70, (d) (6) to reduce side yard setback from 25 feet to 3 feet. Tom Waller seconded the motion. The motion passed 4-0. Therol Brown abstained.***

***John Tate made a motion to approve Petition A-661-17, Variance to Sec. 110-133. R-70, (d) (6) to reduce side yard setback from 25 feet to 11 feet. Marsha Hopkins seconded the motion. The motion passed 4-0. Therol Brown abstained.***

***Marsha Hopkins made a motion to approve Petition A-661-17, Variance to Sec. 110-79. Accessory structures and uses. (c) (1) to increase the amount of accessory structures per individual lot from 2 to 4. John Tate seconded the motion. The motion passed 4-0. Therol Brown abstained.***

***Marsha Hopkins made a motion to approve Petition A-661-17, Variance to Sec. 110-79. Accessory structures and uses. (c) (1) to increase the total square footage from 3,600 square feet to 4,132 square feet. Tom Waller seconded the motion. The motion passed 4-0. Therol Brown abstained.***

***Tom Waller made a motion to approve Petition A-661-17, Variance to Sec. 110-79. Accessory structures and uses. (c) (2) to decrease the percentage of an accessory structure that must be fully enclosed from 50 percent to 0 percent. Marsha Hopkins seconded the motion. The motion passed 4-0. Therol Brown abstained.***

4. Petition No. A-662-17, Steffen & Lisa Graefinger, Owners, request the following: Variance to Sec. 110-125. A-R, (d) (6) to reduce side yard setback from 50 feet to 12 feet to maintain an existing barn. Variance to Section 110-125. (d) (5) to reduce rear yard setback from 75 feet to 10 feet to maintain an existing barn. The subject property is located in Land Lot 131 & 132 of the 4th District and fronts on Massengale Road.

***John Tate made a motion to approve Petition A-662-17, Variance to Sec. 110-125. A-R, (d) (6) to reduce side yard setback from 50 feet to 12 feet. Therol Brown seconded the motion. The motion passed 5-0.***

***Therol Brown made a motion to approve Petition A-662-17, Variance to Sec. 110-125. A-R, (d) (6) to reduce side yard setback from 50 feet to 12 feet. John Tate seconded the motion. The motion passed 5-0.***

5. Petition No. A-663-17, Ginger Pope, Owner, requests the following: Variance to Section 110-125. A-R (d) (6) to reduce side yard setback from 50 feet to 32 feet for an existing attached garage to remain. The subject property is located in Land Lot 168 of the 4th District and fronts on Chappell Road.

***Bill Beckwith made a motion to table Petition A-663-17 to the September 25, 2017 meeting. Therol Brown seconded the motion. The motion passed 5-0.***

6. Petition No. A-664-17, Preschool Holdings LLC, Owner, requests the following: Sec. 110-170 (k) Continuance of a legal nonconforming use to reestablish a nonconforming church and school.

***Marsha Hopkins made a motion to approve Petition A-664-17, Sec. 110-170 (k) Continuance of a legal nonconforming use to reestablish a nonconforming church and school. John Tate seconded the motion. The motion passed 5-0.***