

SPRINGFIELD MUNICIPAL ZONING APPEALS BOARD
TUESDAY, July 11, 2023
MEETING MINUTES

Board Members - Present

Buzzy Poole
Larry Simmons
Adam Veitschegger
Carolyn Woodard

Board Member - Absent

Carolyn Sherrod

Staff - Present

Kimberly Atlee
Marla Ellis

1.0 Call to Order

Chairman Poole called the meeting to order at 5:01 P.M.

1.1 Pledge of allegiance to the American flag

1.2 Roll Call

4 present, 1 absent – there was a quorum

1.3 Approval of Minutes of the Board of Zoning Appeals held June 13, 2023

Chairman Poole called for a motion to approve the June 13, 2023 minutes. Larry Simmons moved to approve. The motion was seconded by Adam Veitschegger and passed all in favor.

2.0 New Business

2.1 CONDU2023-03: Discuss and possibly take action on a conditional use request on Hwy 41N for Carver Construction (Map 069, Parcel 090.11)

Senior Planner, Kimberly Atlee presented case number CONDU2023-03. The subject property is located on Hwy 41 N in the Keyt Ridge Business Center Subdivision, Lot 10, Tax Map 069, Parcel 090.11. Recorded in Plat Book 27, Page 117 register's office for Robertson County, Tennessee. The subject property is zoned in Commercial Service District (CS). Under the City of Springfield Zoning Ordinance, 11-605 Commercial Services, a Contractor and Professional Office is a permitted use with a Condition Use permit, in accordance with 11-1306 H requirements. The owner Carver Construction Company LLC is a paving and asphalt repair business and plans to build a building to house their equipment and mainly to use for their corporate offices. Public Notice was posted on the community board at City Hall in the newspaper on June 20th and letters were mailed to adjoining property. No public inquirers were made. Staff reviewed and has no concerns.

Buzzy Poole asked Kimberly Atlee if the property was already zoned CS and she confirmed it is zoned CS. Buzzy Poole invited Mike Carver of Carver Construction to the microphone. Adam Veitschegger asked Mike Carver if he planned to store equipment in the proposed structure. Mike Carver stated equipment would be stored during the scheduled December shut down each year and at that time maintenance would be performed the last couple of weeks in December. Mike Carver described the intended structure as a 5,000 square ft building that would have 1,000 sq ft office space and 4,000 sq ft of a high bay garage and warehouse. Larry Simmons asked Kimberly Atlee if Ann Jones had any issues with Carver Construction building beside her and Kimberly Atlee confirmed there were no issues or concerns reported to the Planning Department.

Buzzy Poole asked Mike Carver if the lot would require fill dirt to start construction and Mike Carver projected no fill dirt would be needed immediately but probable, he would need fill dirt to complete the parking area.

All discussion ended and Buzzy Poole called for a motion to approve the conditional use for Carver Construction at Hwy 41N (Map 069, Parcel 090.11). Adam Veitschegger motioned to approve and Larry Simmons seconded the motion and passed by a 4-0 roll call vote.

3.0 Old/Other Business

3.1 Next BZA meeting is August 8, 2023

Adjournment

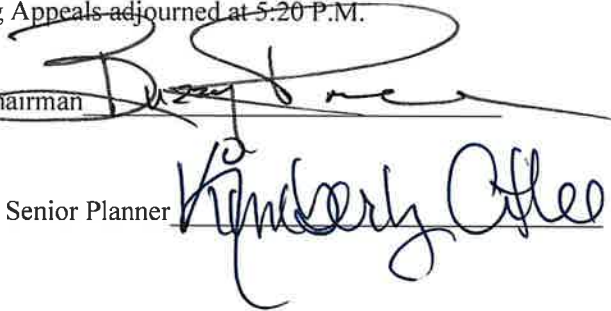
Chairman Poole calls for a motion to adjourn. Adam Veitschegger moved to approve. The motion was seconded by Carolyn Woodard and passed in favor.

Board of Zoning Appeals adjourned at 5:20 P.M.

Buzzy Poole, Chairman

Attest:

Kimberly Atlee, Senior Planner

Handwritten signatures of Buzzy Poole and Kimberly Atlee. Buzzy Poole's signature is written over a horizontal line, and Kimberly Atlee's signature is written over another horizontal line.