



## **Board of Zoning Appeals Agenda**

**March 24, 2025 at 5:30 PM**

**Jefferson City Municipal Building**

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- 1. Call to Order**
- 2. Approval of Minutes from Previous Meetings**
  - a.** Minutes from 02 24 2025 Meeting
- 3. Citizen Comments (Citizens should state their name, address, and limit comments to five minutes.)**
- 4. Old Business**
- 5. New Business**
  - a.** Justin Cameron - Seeking Special Exception for Gravel Lot for a Shed Sales Location - Located off Highway 11-E
- 6. Other Items for Discussion**
- 7. Adjourn**

Minutes

Jefferson City Board of Zoning Appeals

February 24<sup>th</sup>, 2024

5:30 P.M.

Members Present

Spencer Gatlin, Chair

Mitch Cain, Mayor

Jeff Chitwood

Kevin Bunch, Vice Mayor

Bill Newman

Scott McMinn

Others Present

James Gallup, City Manager

Jeff Houston, Building Official

Will Kurtz, Codes Enforcement

Mark Brown, Standard Banner

Ekem Amonoo-Lartson

Sheila Purkey, City Council

Chairman Gatlin called the meeting to order at 5:46 P.M. Motion by Mr. Chitwood, second by Mr. McMinn to approve August 2024 BZA minutes (unanimous).

Citizens Comments

None.

Seth Herrera - Seeking variance of One Foot for each Side Yard Setback - Located In R-1 Zoning off Brown Ave.

After a brief discussion detailing the size of the dwelling Mr. Herrera intends to build, and due to the size of the lot. The variance was granted unanimously on a motion by Mr. Chitwood, and a second by Mr. Newman.

Miscellaneous

None.

Adjourn

Having no further business, the meeting was adjourned at 5:50 P.M.

OLD A.J. HWY.

HARRIS  
IN.BK. 68  
PG. 166

MYERS - D.B. 355 PG. 248  
D.B. 202 PG. 320

MORGAN - IN.BK. 41 PG. 251

CLARK - D.B. 416 PG. 472

KIM - IN.BK. 983 PG. 355

APPROXIMATE LOCATION  
SEWER LINE EASEMENT  
TO MYERS PROPERTY



Section 5, Item a.



JEFFERSON CITY, TENNESSEE  
FOURTH CIVIL DISTRICT JEFFERSON COUNTY  
SCALE: 1" = 50' DATE: 08/19/2022

TAX MAP....0082 GROUP...."F" PARCEL....PT.004.00  
PLAT BOOK 3 PG. 83  
D.B. 355 PG. 248

AREA = 1.1558 AC.



*Section 5, Item a.*

