BOARD OF ZONING APPEALS

City Council Chambers, City Hall
Tuesday, January 16, 2024 at 6:00 PM

ACTION REPORT

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. INTRODUCTION OF MEMBERS

Present: Hodge Patel, Adam D'Anella, Billy Carman, Zac Stafford, Lauren Holmes, Zach Middlebrooks, Nick Horton

Absent: None

A. Elect a Chair for the Board of Zoning Appeals
Motion to approve: Billy Carman
2nd: Zac Stafford
Vote: 7/0 (Approved)

B. Elect a Vice Chair for the Board of Zoning Appeals
Motion to approve: Hodge Patel
2nd: Billy Carman
Vote: 7/0 (Approved)

C. Introduction of Community Development Staff

4. APPROVAL / AMENDMENT OF AGENDA

Motion to approve: Zac Stafford
2nd: Adam D'Anella
Vote: 7/0 (Approved)

5. APPROVAL OF PAST MEETING MINUTES

A. Approval of December 12, 2023 Meeting Minutes
Motion to approve: Hodge Patel
2nd: Adam D'Anella
Vote: 3/0 (Approved: D'Anella, Patel, Carman)
(Abstained: Holmes, Horton, Stafford, Middlebrooks)

Motion for a ten (10) minute recess due to meeting recording issue.

Motion to approve: Hodge Patel
2nd: Billy Carman
Vote: 7/0 (Approved)

6. CONSIDERATION OF PRIMARY VARIANCES

A. V24-01, 12880 New Providence Road

Request(s):

- **Part 1** - To reduce the 25-foot minimum side yard to 11 feet adjacent to the north property line for an existing wood building accessory structure. (Sec. 64-416(c)(1))

- **Part 2** - To reduce the 50-foot minimum rear yard to 28 feet adjacent to the west property line for an existing wood building accessory structure. (sec. 64-416(d))

- **Part 3** - To reduce the 50-foot minimum rear yard to 38 feet adjacent to the west property line for an existing metal building accessory structure. (Sec. 64-416(d))

Per the survey from Brumbelow-Reese and Associates, Inc received on November 13, 2023 by the Community Development Department. To screen the accessory structrues from the street view as approved by the City Arborist. The color of the accessory structures are to be approved by the City Architect consistent with the City of Milton's Zoning Ordinance intent and purpose.

Motion to approve: Zac Stafford
2nd: Billy Carman
Vote: 7/0 (Approved)

B. V24-02, 1470 Redd Road (Withdrawal Request)

Request(s):

- **Part 1** - To reduce the 50-foot minimum rear yard to 36.7 feet adjacent to the north property line for a proposed detached garage accessory structure. (Sec. 64-416(d))

- **Part 2** - To reduce the 25-foot minimum side yard to 18.2 feet adjacent to the west property line for a proposed detached garage accessory structure. (Sec. 64-416(c)(1))

Motion to approve withdrawal request: Hodge Patel
2nd: Adam D'Anella
Vote: 7/0 (Approved)

C. V24-03, 1800 Providence Farms Lane

Request:

- To allow a proposed detached garage accessory structure to be located in front of the primary single-family home. (Sec. 64-462(i))

Per the Variance Site Plan from Crestview Engineering, LLC, received on December 5, 2023 by the Community Development Department. Provide a foundation survey prior to vertical construction of the proposed detached garage.

Motion to approve: Hodge Patel
2nd: Billy Carman
Vote: 7/0 (Approved)

7. CONSIDERATION OF APPEALS / SECONDARY VARIANCES

None

8. OLD BUSINESS

None

9. NEW BUSINESS

A. Variance Data 2022 vs 2023

B. Schedule BZA Training: February 20th as Potential Date

10. ADJOURNMENT

Motion to approve: Adam D'Anella
2nd: Billy Carman
Vote: 7/0 (Approved)

Persons needing special accommodations in order to participate in any City meeting should call 678.242.2500.