



Board of Zoning Appeals Meeting Agenda

Tuesday, January 13, 2026 at 6:30 PM

The Tom Hardin Room – 100 Public Square, Mount Pleasant, TN

1. **Call to Order**
2. **Pledge of Allegiance / Invocation**
3. **Roll Call**
 - A. Jacqueline Johnson – Chair
Lisa Cole – Vice *Chair*
John Hunter - *Member*
Billy Ring - *Member*
Terry Brewer - Member
4. **Approval / Correction of Minutes from Prior Meetings**
 - A. Regular Session - 8-28-2025
5. **Completion / Review of Unfinished Business from prior meeting**
6. **Special reports from other City Departments or Committees if applicable**
7. **New Business**

(Comments from citizens may or may not be included, dependent on the issues.)

 - A. Public Hearing
 - B. **Variance Request** – New Lawrenceburg Hwy (Tax Map 154, Parcel 016.00) Applicant: Roy Dale on behalf of CB+D Ventures, LLC Request to reduce the required front lot width from 100 feet to 60 feet on one frontage and 50 feet on the second frontage to allow for potential future subdivision of property. Property is zoned Light Industrial.
 - C. **Variance Request** 2031 Trilogy Ln (Tax Map 126, Parcel 041.50)
Applicant Scott Hanson on behalf of Jack Smith request to Construct an 1,800-square-foot accessory structure on a vacant parcel, property is zoned R-1 Low Density Residential.
 - D. **Conditional Use Permit** – 2031 Trilogy Ln (Tax Map 126, Parcel 041.50)
Applicant Scott Hanson on behalf of Jack Smith request to construct an 1,800-square-foot accessory structure with metal-clad siding and roofing, property is zoned R-1 Low Density Residential.
 - E. **Variance Request** – 2041 Trilogy Ln (Tax Map 126, Parcel 041.51)
Applicant Scott Hanson on behalf of Jack Smith request to construct a 4,200-square-foot accessory structure exceeding the 2,500-square-foot limit under Section 10.6.B.4 of the Zoning Ordinance, property is zoned R-1 Low Density Residential.
8. **General comments from citizens (May be limited in time and/or number of comments.)**
9. **Board / Staff Comments / Adjournment**