

AGENDA

ZONING HEARING BOARD

MAY 3, 2021

A. ROLL CALL

B. APPROVAL OF SUMMARY: APRIL 5, 2021 MEETING

C. COMMUNICATIONS: INVOICE FROM DAVID MONTGOMERY FOR
PROFESSIONAL SERVICES for \$429

INVOICE FROM SIMMS STRNISA FOR ATTENDANCE
FEE FOR THE APRIL 5, 2021 ZHB MEETING FOR \$300

D. OLD BUSINESS:

E. NEW BUSINESS:

1. CASE NO. # 2790

APPLICANT: EVAN M. & ERICA C. TACHOIR

LOCATION: 1227 BRAUN ROAD

SUBJECT: DIMENSIONAL VARIANCE OF 15.5 FT. ON REAR SETBACK
(LOT 1) TO BUILD A RANCH STYLE HOME WITH UNIVERSAL
ACCESS
SECTION 69.24.4.3

2. CASE NO. # 2791

APPLICANT: ROBERT GRASWICK

LOCATION: 751 GALWAY DRIVE

SUBJECT: DIMENSIONAL VARIANCE TO ALLOW A 12 FT. X 16 FT.
STORAGE SHED ON THE RIGHT SIDE OF HOUSE WHICH IS
CONSIDERED THE FRONT BECAUSE IT IS LOCATED ON A
CORNER LOT
SECTION 69.35.3.2

3. CASE NO. # 2792

APPLICANT: HEARTLAND RESTAURANT GROUP, LLC

LOCATION: 2777 SOUTH PARK ROAD

SUBJECT: (A) DIMENSIONAL VARIANCE FROM 69.51.1.2 TO ALLOW FOR
A DUNKIN WALL SIGN ON EAST ELEVATION (LEFT SIDE OF
BUILDING) WITH AN AREA OF 35 SQ. FT.; (B) DIMENSIONAL
VARIANCE FROM 69.51.1.8 TO ALLOW FOR A SECOND
DUNKIN DRIVE-THRU MENU BOARD SIGN BEHIND THE
BUILDING WITH AN AREA OF 11 SQ. FT.; (C) DIMENSIONAL
VARIANCE FROM 69.51.1.2 TO ALLOW FOR A DUNKIN
WINDOW DISPLAY ON THE FRONT (SOUTH PARK RD. SIDE)
IN THE AMOUNT OF 150 SQ. FT.

4. CASE NO. # 2793

APPLICANT: PENN COVE GROUP CAPITAL

LOCATION: 3001 COOL SPRINGS DRIVE

SUBJECT: (A) DIMENSIONAL RELIEF VARIANCE FROM THE REQUIREMENT OF FIFTY (50) FOOT MINIMUM YARD AREAS FOR THE SIDE YARD BETWEEN A PROPOSED LOT 1F AND LOT 1H AND THE EASTERN PROPERTY BOUNDARY OF LOT 1H ADJACENT TO LOT 1G FOR THE PROPOSED COOL SPRINGS SUBDIVISION REV. #3 PLAN AND TO ADHERE INSTEAD TO THE SIDE YARD PROVISIONS AS DESCRIBED IN SECTION 69.25.4, TO PROVIDE A 20 FOOT BUFFER YARD WHERE A NON-RESIDENTIAL USE ABUTS A RESIDENTIAL USE AND INSTEAD PROVIDE NOT LESS THAN 10 FEET FOR THE PROPOSED COOL SPRINGS SUBDIVISION REV. #3 PLAN; (C) DIMENSIONAL VARIANCE FROM THE MINIMUM LOT SIZE OF 30 ACRES, TO ALLOW FOR THE CREATION OF TWO (2) LOTS OF 12.0323 ACRES AND 9.0389 ACRES WITH THE PROPOSED COOL SPRINGS SUBDIVISION REV. #3 PLAN

F: OTHER

G: CITIZEN COMMENTS

H: ADJOURNMENT