

**City of White House**  
**Municipal Board of Zoning Appeals**  
**MINUTES**  
**Tuesday, September 17, 2013**

**Call to order** 7:00 p.m.  
**Roll Call**  
**Members Present** Dolly Peay, Bob Dorris, John Wilkinson, Chairman John Decker, Matthew West

**Members Absent**

**Others Present** Reed Hillen- Secretary

**Approval of prior minutes-** May 14, 2013. Motion was made to approve by Matthew West, seconded by Bob Dorris. Motion passed unanimously.

**AGENDA**

**PUBLIC HEARING:{Items 1-4}**

**Item # 1** **Ira & Deborah Wade:** Requests a special exception to allow a storage use in a C-1, Central Business District. Property is referenced as Robertson County Tax Map 107-G, Group A, Parcel 46.00 and is located at 3327 Highway 31W.

Chairman Decker opened the public hearing. There was no one to speak for or against this item. Chairman Decker closed the public hearing.

**Motion was made to approve by Bob Dorris, seconded by Matthew West.**

**Motion passed unanimously.**

**Item # 2** **Phillip E. Arnold:** Requests a variance regarding a side setback for an accessory structure. Property is referenced as Robertson County Tax Map 95M, Group A, Parcel 44.00. Property is zoned R-20, Low-Density Residential and is located at 404 Wilkinson Lane.

Chairman Decker opened the public hearing. There was no one to speak for or against this item. Chairman Decker closed the public hearing.

Chairman Decker stated that the request is for a five (5) foot side setback for an accessory building. Chairman Decker stated that for this zoning, the side setback is ten (10) feet. Chairman Decker stated that staff's approval stipulations: the variance would only apply to one structure, and only apply to the property line abutting 402 Wilkinson Lane.

**Motion was made by Matthew West to approve with staff's stipulations, seconded by John Wilkinson.**

**Motion passed unanimously.**

**Item # 3** **Tamela Woodard**: Requests a special exception for a daycare use in a C-1, Central Business Service District. Property is referenced as Robertson County Tax Map 107-I, Group B, Parcel 6.00. Property is zoned C-1, Central Business District and is located at 211 Highway 76.

Chairman Decker opened the public hearing. There was no one to speak for or against this item. Chairman Decker closed the public hearing.

**Motion was made to approve by Bob Dorris, seconded by Dolly Peay.**

**Motion passed. John Wilkinson abstained.**

**Item # 4** **Jim Brinkley**: Requests a variance regarding the lot width at the building set back. Property is referenced as Robertson County Tax Map 117, Parcel 196.00. Property is zoned R-20, Low-Density Residential and is located at Magnolia Boulevard.

Chairman Decker opened the public hearing.

Joe Mitchell-Magnolia Subdivision- asked what the proposed square footage and price ranges of the homes would be.

Staff stated that this item has not had the final plat approval. Staff stated that for the R-20 zoning, the width of the lot is required to be one hundred (100) feet at the front of the house. Staff stated the variance request is to reduce this to ninety (90) feet. Staff stated that the lots would all be larger than the required minimum of 20,000 square feet.

There being no one else to speak for or against the item, Chairman Decker closed the public hearing.

**Motion was made to approve by Matthew West, seconded by Bob Dorris.**

**Motion passed unanimously.**

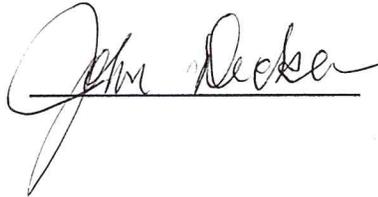
Meeting adjourned at 7:09 p.m.

**ATTEST:**

Reed Hillen, Secretary

\_\_\_\_\_

Chairman, John Decker

  
\_\_\_\_\_