

**MINUTES OF THE MEETING OF THE TOWN OF VINTON BOARD OF ZONING APPEALS
HELD ON THURSDAY, SEPTEMBER 18, 2014, AT 7 P.M., IN THE COUNCIL CHAMBERS
AT THE VINTON MUNICIPAL BUILDING LOCATED AT 311 SOUTH POLLARD STREET.**

MEMBERS PRESENT: Bob Benninger, Chairman
Donald Altice
Debra Hagins
Allen Kasey
Mick Michelsen

MEMBERS ABSENT: Carolyn Fidler, Alternate

STAFF PRESENT: Karla Turman, Associate Planner
Julie S. Tucei, Planning and Zoning Coordinator

OTHERS PRESENT: Robert and Marlene Garman, Petitioners
Darrell Woolridge, Petitioners' Representative/Son-in-law

AGENDA

- I. Call to Order**
- II. Approval of Minutes:**
 - 1. Public Hearing—October 29, 2009**
- III. Approved Minutes of Joint Meetings with Vinton Town Council and Vinton Planning Commission:**
 - 1. November 30, 2010**
 - 2. October 29, 2013**
- IV. Officer Elections:**
 - 1. Chair**
 - 2. Vice-Chair**
 - 3. Secretary**
 - 4. Recording Secretary**
- V. Public Hearing Petition:**

A request by Robert and Marlene Garman for a variance of Article V, Division 3, Sec. 5-7(a), Yards on corner lots and through lots, and Sec. 5-9, Yards along streets less than 50 feet in width or streets to be widened, of the Vinton Zoning Ordinance. The purpose of the request is to ask for an approximately 11 feet variance from the street side yard requirement of 20 feet for corner lots for an accessory structure (detached carport). The property is located at 501 Holiday Road, Tax Map Number 61.6-2-35, zoned R-1 Residential District.
- VI. Other Business**
- VII. Adjournment**

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The meeting was called to order at 7:02 p.m. by Chairman Benninger. Roll call was taken, and all members were present except the alternate member, Carolyn Fidler.

The first item on the agenda was the approval of minutes from October 29, 2009. Mr. Kasey made a motion to accept the minutes as submitted, and Ms. Hagins seconded it. A roll call vote was taken and all five members voted in favor of the motion to accept the minutes as submitted. The members were also provided with copies of two sets of approved minutes from joint meetings with Vinton Town Council and Planning Commission held on November 30, 2010, and October 29, 2013, for their information and review only.

The next item on the agenda was the Officer Elections. For the Chair position, Mr. Kasey made a motion to nominate the current Chair, Mr. Benninger. The motion was seconded by Mr. Michelsen. A roll call vote was taken, and all members voted in favor of the motion. For the Vice Chair position, Mr. Kasey made a motion to nominate Ms. Hagins. The motion was seconded by Mr. Michelsen. A roll call vote was taken, and all members voted in favor of the motion. For Secretary, Ms. Hagins made a motion to nominate Ms. Turman. The motion was seconded by Mr. Altice. A roll call vote was taken, and all members voted in favor of the motion. For Recording Secretary, Ms. Hagins made a motion to nominate Ms. Tucei. The motion was seconded by Mr. Altice. A roll call vote was taken, and all members voted in favor of the motion.

Chairman Benninger introduced the variance request to be heard from Mr. Robert and Mrs. Marlene Garman. It is for a variance of Article V, Division 3, Sec. 5-7(a), Yards on corner lots and through lots, and Sec. 5-9, Yards along streets less than 50 feet in width or streets to be widened, of the Vinton Zoning Ordinance. The purpose of the request is to ask for an approximately 11 feet variance from the street side yard requirement of 20 feet for corner lots for an accessory structure (detached carport). The property is located at 501 Holiday Road, Tax Map Number 61.6-2-35, zoned R-1 Residential District. Mrs. Turman presented the staff report, a copy of which will be made a part of the permanent record, before discussion of the request. After the staff report, Mr. Kasey asked staff for verification of the measurement of the encroachment. Ms. Turman stated that the drawing provided by staff shows the distances between the edge of the carport and the property line, not the variance amount required. Ms. Turman explained that the setback distance required for the carport would be 20 feet, and they would only have 9 feet. Therefore, a variance of 11 feet variance would be required. Mr. Kasey asked if the petitioners could describe their hardship. Mr. Darrell Woolridge came forward and stated that he is the petitioners' son-in-law. He said, as far as their hardship, that they are elderly and would like to have the carport to be able to stay dry in wet weather and for safety reasons, especially in the winter. Mr. Altice asked if the carport would be installed so that it was even with the back deck. Mr. Woolridge stated that, once installed, it would be even with the back deck. Ms. Hagins asked if the side entrance to the house was the only entrance available. Mr. Woolridge stated that there is a front entrance, in addition to the side entrance, but the Garmans usually use the side entrance. Upon completion of the discussion, Mr. Kasey made a motion to approve the request with the condition that the sides and ends of the carport must remain open. Mr. Altice seconded it. A roll call vote was taken and all members, except Mr. Michelsen, voted in favor of the motion. With the vote being 4 to 1, the motion passed. The Garmans's variance request was approved and, once permits are obtained, the carport can be installed as proposed.

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There was no other business to discuss; therefore, Chairman Benninger adjourned the meeting at 7:22 p.m.

Respectfully Submitted,

Karla D. Turman
Board of Zoning Appeals Secretary