

FLUVANNA COUNTY
BOARD OF ZONING APPEALS

MINUTES

October 7, 2008

Members Present: Ms. Mary Leland
Mr. Harold Morris
Mr. William Anderson
Mr. Michael Lawson
Mr. Wendell Pollard

Staff Present: Mr. Darren Coffey, Planning Director
Mr. Bryant Phillips, Planner

CALL TO ORDER:

Chairman Leland called the Board of Zoning Appeals meeting of October 7, 2008 to order at 7:00 p.m.

APPROVAL OF MINUTES:

Mr. Anderson made a motion seconded by Mr. Morris to approve the minutes of the September 2, 2008 meeting as presented. The motion to approve was carried with a vote of four (4) to zero (0) to one (1). Mr. Pollard abstained.

PUBLIC HEARINGS:

BZA 08:12 – Patricia Woodson: *A request for a variance to Fluvanna County Code Section 22-4-3.(c)(1)(a) to allow for the reduction in the minimum frontage required along a public road from 500 feet to 221.45 feet with respect to 8.94 acres of Tax Map 39, Section 7, Parcel 2. The affected property is located in the Cunningham Election District on Route 6 (West River Road) approximately 0.20 miles east of Route 697 (Cunningham Road). The property is zoned A-1, Agricultural, General and within the Rural Preservation Planning Area.*

Ms. Patricia Woodson spoke as representative for this request.

Chairman Leland opened the Public Hearing. With no one wishing to speak Chairman Leland closed the Public Hearing.

After some discussion the following motion was offered:

MOTION:

Mr. Anderson made a motion, seconded by Mr. Pollard to **deny** BZA 08:12.

The motion to **deny** failed with a vote of two (2) to three (3).

A new motion was made

MOTION:

Mr. Morris made a motion, seconded by Mr. Lawson to **table** BZA 08:12 for more information.

Mr. Coffey asked for a point of clarification for staff before this motion was voted on. Do you want to make one lot or both legally conforming?

Mr. Morris withdrew motion to **table**.

Another motion was made

MOTION:

Mr. Morris made a motion, seconded by Mr. Lawson to **table** BZA 08:12 until next meeting for more information.

The motion to **table** carried with a vote of five (5) to zero (0).

BZA 08:13 – Debra Creasy: *A request for a variance to Fluvanna County Code Section 22-4-3.(e)(1) to allow for the reduction in the minimum setback required from a public road from 200 feet to 143 feet with respect to 4.915 acres of Tax Map 41, Section A, Parcel 59. The affected property is located in the Fork Union Election District on the western side of Route 15 (James Madison Highway) approximately 0.19 miles south of Route 649 (Central Plains Road). The property is zoned A-1, Agricultural, General and within the Rural Preservation Planning Area.*

Mr. David Camp, representative, was present and spoke on this request.

Chairman Leland opened the Public Hearing. Mr. Nathaniel Ewell spoke in opposition. With no one else wishing to speak Chairman Leland closed the Public Hearing.

After some discussion the following motion was offered:

MOTION:

Mr. Pollard made a motion to **deny** BZA 08:13, with no second the motion failed.

A new motion was made

MOTION:

Mr. Anderson made a motion, seconded by Mr. Morris to **approve** BZA 08:13.

The motion to **approve** carried with a vote of three (3) to two (2). Mr. Pollard and Mr. Lawson opposed.

OLD BUSINESS:

Mr. Coffey reviewed with the board when making motions to establish for the record the reasons why you are making the motion. Mr. Coffey also reminded the board that there will be zoning training offered next year if anyone is interested.

NEW BUSINESS:

ADJOURNMENT:

There being no further business, Mr. Pollard offered a motion, seconded by Mr. Lawson, that the Board of Zoning Appeals meeting of October 7, 2008 be adjourned at 8:05 p.m. The motion was carried by a unanimous vote.

Minutes recorded by Bryant Phillips.

Chairman Mary Leland
Fluvanna County Zoning Board of Appeals