

SUMNER COUNTY BOARD OF ZONING APPEALS
AGENDA
OCTOBER 14, 2021
WORK STUDY 4:00 p.m.
REGULAR MEETING 5:00 p.m.

SUMNER COUNTY ADMINISTRATION BUILDING
ROOM 112
355 N. BELVEDERE DRIVE
GALLATIN, TN. 37066

MEMBERS:

BRUCE RAINEY, CHAIRMAN
SANDY WEBSTER, VICE-CHAIRMAN
MAC HOLT
SHAWN UTLEY
JIM HARRISON

APPROVAL OF SEPTEMBER MINUTES

APPROVAL OF OCTOBER AGENDA

CONSENT AGENDA:

1. **COY GAMMON** is requesting a continuation of a Conditional Use Permit granted on October 12, 2017, to conduct a lawn care and landscaping business. Subject property is located at **1219 Willis Branch Road, Goodlettsville, TN 37072**, is on Tax Map 143, Parcel 047.00, contains .92 acres, is zoned Rural Residential (RR) and is in the 11th Voting District (Scott Langford and Jeremy Mansfield).

The adjoining property owners were notified by regular mail.

2. **AAA AUTO GLASS, LLC** is requesting a continuation of a Conditional Use Permit granted on September 14, 2017 to conduct an auto glass repair shop. Subject property is located at **4030 HWY 31W, Cottontown, TN 37048**, is on Tax Map 056, Parcel 053.01, contains 6.4 acres, is zoned Rural Residential (RR) and is in the 12th Voting District (Michael Guthrie and Justin Nipper).

The adjoining property owners were notified by regular mail.

REGULAR AGENDA:

1. **RALPH COOK** is requesting a continuation of a Conditional Use Permit granted on June 11, 2009, to operate an ice cream shop/restaurant that would include birthday parties/socials with sandwiches, soup and extra food in an existing building. Subject property is located at **186 Wilkerson Lane, Portland, TN 37148**, is on Tax Map 053, Parcel 005.00, contains 87.02 acres, is zoned Rural Residential (RR), and is in the 12th Commission Voting District (Michael Guthrie and Justin Nipper).

This item was deferred at the July 8, 2021 meeting.

The adjoining property owners were notified by regular mail.

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2. **ADAM VOGAN** is requesting a Variance regarding County requirements contained at Chapter 11, Section 1101, Subsection H of the Sumner County Zoning Resolution related to easements. Request is made pursuant to Chapter 14, Section 1404, Subsection D. Property is located at **612 Weeping Willow Road, Hendersonville, TN, 37075**, on Tax Map 101, Parcel 038.01 containing 35.88 acres, is zoned Rural Residential (RR) and is in the 4th Commission Voting District (Jerry Foster and Leslie Schell).

Adjoining property owners were notified by certified mail and the agenda item was advertised in The Gallatin News on Thursday, September 30, 2021.

3. **CODY GUPTON** is requesting a Special Exception from County requirements contained at Chapter 11, Section 1101, Subsection S of the Sumner County Zoning Resolution related to Design and Occupancy Standards for a detached Accessory Dwelling Unit. This request is made pursuant to Chapter 14, Section 1411 of the County Zoning Resolution. Subject property is located at **524 Fern Valley Road, White House, TN, 37188**, is on Tax Map 078, Parcel 051.04, contains 2.02 acres, is zoned Rural Residential (RR) and is in the 12th Commission Voting District (Michael Guthrie and Justin Nipper).

Adjoining property owners were notified by certified mail and the agenda item was advertised in The Gallatin News on Thursday, September 30, 2021.