



Bryant Board of Zoning and Adjustment Meeting Minutes

Monday, May 8th, 2023

6:00 p.m.

Boswell Municipal Complex-City Hall Courtroom

Agenda

CALL TO ORDER

- Chairman Rick Johnson calls the meeting to order.
- Commissioners Present: Penfield, Edwards, Johnson, Hooten, Erwin, Statton
- Commissioners Absent: Burgess and Arey

APPROVAL OF MINUTES

1. *Motion to approve minutes for Bryant Board of Zoning and Adjustment Meeting on May 8th, 2023 made by Commissioner Penfield and Seconded by Commissioner Edward. Voice Vote. 6 yays and 0 nays. Burgess, Arey Absent*

DRC REPORT

2. **Coral Ridge Subdivision - Lot 1- Setback Variance**
Hope Consulting - Requesting Variance on Rear Setback from 25' to 22' and Side Setback from 8' to 7' - Recommended Approval
3. **Coral Ridge Subdivision - Lot 7- Setback Variance**
Hope Consulting - Requesting Variance on Rear Setback from 25' to 23' - Recommended Approval
4. **Coral Ridge Subdivision - Lot 11- Setback Variance**
Hope Consulting - Requesting Variance on Rear Setback from 25' to 7' - No Recommendation, Suggestion to submit updated Plot Plan showing new proposal on setbacks
5. **Coral Ridge Subdivision - Lot 15- Setback Variance**
Hope Consulting - Requesting Variance on Rear Setback from 25' to 23' and 13' - No Recommendation

6. Coral Ridge Subdivision - Lot 16- Setback Variance

Hope Consulting - Requesting Variance on Rear Setback from 25' to 10' and Front Setback from 25' to 20' - No Recommendation

7. Coral Ridge Subdivision - Lot 24- Setback Variance

Hope Consulting - Requesting Variance on Rear Setback from 25' to 10.5' - No Recommendation

8. Coral Ridge Subdivision - Lot 28- Setback Variance

Hope Consulting - Requesting Variance on Rear Setback from 25' to 8' - Recommended Approval

9. Coral Ridge Subdivision - Lot 1- Setback Variance

Hope Consulting - Requesting Variance on Rear Setback from 25' to 22' and Side Setback from 8' to 7'

PUBLIC HEARING

10. Coral Ridge Subdivision - Lot 1- Setback Variance

Hope Consulting - Requesting Variance on Rear Setback from 25' to 22' and Side Setback from 8' to 7'

Jeremiah Oltman represented the applicant during this meeting. After discussion on the variance request and the need for it, Chairman Johnson Asked if there were any members of the public here to speak for or against this variance. Seeing none, Johnson called for a rollcall vote to approve. 4 Yays, 2 Nays, Burgess, Arey Absent.

Motion to Approved did not have enough yes votes to pass.

After this vote, the applicant asked if he could request to remove the other variance requests from the agenda. The Commission stated that he could. At this time, he withdrew all his other variance requests.

11. Coral Ridge Subdivision - Lot 7- Setback Variance

Hope Consulting - Requesting Variance on Rear Setback from 25' to 23'

Withdrawn at request of applicant.

12. Coral Ridge Subdivision - Lot 11- Setback Variance

Hope Consulting - Requesting Variance on Rear Setback from 25' to 7'

Withdrawn at request of applicant.

13. Coral Ridge Subdivision - Lot 15- Setback Variance

Hope Consulting - Requesting Variance on Rear Setback from 25' to 23' and 13'

Withdrawn at request of applicant.

14. Coral Ridge Subdivision - Lot 16- Setback Variance

Hope Consulting - Requesting Variance on Rear Setback from 25' to 10' and Front Setback from 25' to 20'

Withdrawn at request of applicant.

15. Coral Ridge Subdivision - Lot 24- Setback Variance

Hope Consulting - Requesting Variance on Rear Setback from 25' to 10.

Withdrawn at request of applicant.

16. Coral Ridge Subdivision - Lot 28- Setback Variance

Hope Consulting - Requesting Variance on Rear Setback from 25' to 8'

Withdrawn at request of applicant.

ADJOURNMENT

Commissioner Penfield made motion to adjourn, Seconded by Commissioner Erwin. Voice Vote, 6 yays, 0 nays, Burgess, Arey Absent. Meeting adjourned.

Chairman Rick Johnson

Date

Secretary Tracy Picanco

Date