



## Chatham County Zoning Board of Appeals

Arthur A. Mendonsa Hearing Room  
October 24, 2017 - 9:00AM  
MINUTES

### October 24, 2017 Chatham County Zoning Board of Appeals Meeting

This is a quasi-judicial proceeding. All those wishing to give testimony during these proceedings will please sign in. Witnesses will be sworn-in prior to giving testimony. All proceedings of the Chatham County Zoning Board of Appeals are recorded. Decisions of the Chatham County Zoning Board of Appeals are final. Challenges to the decisions of the Chatham County Zoning Board of Appeals must be filed through the Superior Court of Chatham County.

**Note:** All persons in attendance are requested to so note on the "Sign-In Sheet" on the table outside the entrance of the meeting room. Persons wishing to speak will indicate on the sheet.

#### I. Call to Order and Welcome

#### II. Notices, Proclamations and Acknowledgements

#### III. Petitions Ready for Hearing

#### IV. Approval of Minutes

##### [1. Approval of September 26, 2017 Meeting Minutes](#)

☞ [September 26, 2017 Meeting Minutes.pdf](#)

The minutes were issued to the Board from the October 24th meeting. James Overton made a motion to approve and Lucy Hitch seconded the motion.

#### **Motion**

Approve minutes as written.

#### **Vote Results ( Approved )**

Motion: James Overton

Second: Lucy Hitch

Chip Kreps	- Not Present
James Overton	- Aye
James Blackburn, Jr.	- Aye
James Coursey	- Aye
Quentin Marlin	- Aye
Lucy Hitch	- Aye
Coren Ross	- Not Present

#### V. Item(s) Requested to be Removed from the Final Agenda

## VI. Consent Agenda

## VII. Old Business

### [2. D1 - 291 Cottonvale Road - B-170804-00088-1 - Variance to Section 3-3 of the Chatham County Zoning Ordinance](#)

- ☞ [Tax Map.pdf](#)
- ☞ [Cottonvale Aerial.jpg](#)
- ☞ [Photo.jpg](#)
- ☞ [Cottonvale Aerial.jpg](#)
- ☞ [Staff Report.pdf](#)

Marcus Lotson presented the staff report to the Board. This was a continued case from the September meeting and the petitioner was asked to contact the County Health Department to get their approval of the second electrical meter. The petitioner was not present to give testimony. The motion was made by James Blackburn Jr., and seconded by James Overton for denial.

#### **Motion**

Staff recommends denial of the request for a variance to Section 3-3 for 291 Cottonvale Road.

#### **Vote Results ( Approved )**

Motion: James Blackburn, Jr.

Second: James Overton

Chip Kreps	- Not Present
James Overton	- Aye
James Blackburn, Jr.	- Aye
James Coursey	- Aye
Quentin Marlin	- Aye
Lucy Hitch	- Aye
Coren Ross	- Not Present

## VIII. Regular Agenda

### [3. D1 - 7 Sundew Road - B-170918-00103-1 - Rear Yard Setback Variance](#)

- ☞ [Staff Report.pdf](#)
- ☞ [Aerial Image.pdf](#)
- ☞ [Tax Map.pdf](#)
- ☞ [Site Plan.pdf](#)

Marcus Lotson presented the staff report to the Board. The petitioner, Francis Kelly, was seeking approval of a 9' 1" rear yard setback from the twenty five foot required rear yard setback for the extension of a covered porch at his existing residence. The property is located at 7 Sundew Road in The Landings. The proposed encroachment involved the expansion of an existing 19 x 9 foot covered outdoor space. The design of the expansion maintains the existing width and extends the depth by approximately 9 feet. The petitioner, Francis Kelly, spoke in favor of his petition. He presented pictures to the Board and also explained the covered porch was needed to seating space. The petition was approved unanimously.

**Motion**

Staff recommends approval of the 9 foot 1 inch rear yard setback variance for 7 Sundew Road.

**Vote Results ( Approved )**

Motion:

Second:

Chip Kreps	- Not Present
James Overton	- Not Present
James Blackburn, Jr.	- Aye
James Coursey	- Aye
Quentin Marlin	- Aye
Lucy Hitch	- Aye
Coren Ross	- Not Present

**IX. Other Business**

**X. Adjournment**

***The Chatham County - Savannah Metropolitan Planning Commission provides meeting summary minutes which are adopted by the respective Board. Verbatim transcripts of minutes are the responsibility of the interested party.***