

Board of Zoning Appeals  
September 26, 2005

Chairman Eron Moore	<u>X</u>
Ronnie Allen	<u>X</u>
Hugh May	—
Don Gudger	<u>X</u>
John Pentecost	—

Chairman Eron Moore called the meeting of the Board of Appeals to order at 6:07 PM.

Mr. Don Gudger made a motion to approve prior minutes, seconded by Mr. Ronnie Allen. Motion passed 2-0.

Mr. Don Gudger called for a vote to approve the agenda. Mr. Ronnie Allen seconded. Approved 4-0.

First item of old business was the continuation of an appeal by Gene Smith of a decision by Brad Leonard to apply the Architectural Regulations of the Overlay District to Mr. Smith's property. Mr. Brian Draughdrill presented on behalf of the appellant. The legal advertisement evidencing the advertising of the hearing on the adoption of the Overlay District from November 2004 was entered into the record as Exhibit 4. Transcripts for both the August 15, 2005 and September 26, 2005, hearings regarding Gene Smith's appeal are attached and incorporated herein as part of the minutes. Motion was made by Mr. Don Gudger to deny the appeal. Said motion was seconded by Mr. Ronnie Allen. Motion carried 2-0.

First item of new business was V-05-12 Sparks-Grizzard Construction for 50 Neal Blvd, 5-009-47A. Reduction of front setback from 20' to 8'. Bob Rennie reviewed the previous variance request for this property that was approved May 19, 2005. At that time the variance allowed for an encroachment from 50' to 20'. This variance request would allow a further encroachment to 8'. Mr. Jeff Beal with Sparks –Grizzard Construction presented. Pastor Robert Montgomery of Tabernacle Baptist Church explained the need for handicap accessibility and presented letters of support from the adjoining property owners. Mr. Don Gudger made a motion to approve. Mr. Ronnie Allen seconded. Motion carried 2-0

Last item of new business was an appeal of Planning Commission decision by Ahlzadeh LLC., concerning a denial of site plan for Sugarloaf Parkway at Old Snellville Highway. Chairman Eron Moore announced he would have to recuse himself from the discussion since he was a member of the Planning Commission that had denied the site plan. Since there would no longer be a quorum Mr. Ronnie Allen made a motion to table this item until the October 17<sup>th</sup>, 2002 meeting. Mr. Don Gudger seconded. Motion carried 2-0  
A transcript of the planning commission meeting was presented for their review.

Chairman Eron Moore requested a motion to adjourn. Mr. Ronnie Allen made the motion. Mr. Don Gudger seconded. The meeting was adjourned.

---

Eron Moore, Chairman  
Board of Zoning Appeals

---

Bob Rennier, Planner  
Planning, Zoning & Inspections