

**SPRING HILL BOARD OF ZONING APPEALS
REGULAR MEETING
MONDAY, AUGUST 14, 1995
5:30 P.M.**

Chairman, Pat Campbell, called the meeting to order. Present were: Ron Hankins, Ray Williams, and L.T. Anderson. Absent was Gwynne Evans.

Chairman Campbell: First on the agenda is a request from Wayne Dunn and Associates for lot 232 Cameron Farms, 4 inches on northern side and 9 inches at rear of house.

L. T. Anderson moved to grant the variance for Wayne Dunn and Associates at lot 232 Cameron Farms. Motion seconded by Ron Hankins. Unanimous.

Chairman Campbell: Holigan Homes requests a setback variance for lot 66 Spring Hill Estates.

Ron Hankins moved to grant a setback variance for lot 66 Spring Hill Estates. Motion seconded by Ray Williams. Unanimous.

Chairman Campbell: Holigan Homes request a setback variance for lot 69 Spring Hill Estates.

Ray Williams moved to deny the request for a variance on lot 69 Holigan Homes. Motion seconded by L.T. Anderson. Ron Hankins abstained. Motion carried.

Ray Woods, Construction Manager for Holigan Homes, explained that when they rotated the house, they were under the impression that they stayed the same, but in turning the house the setbacks changed. It will delay Holigan and the homeowners and be very costly.

The Board of Zoning Appeals explained this the city's concerns. Chairman Campbell stated that the motion to deny the variance remains in effect.

Chairman Campbell: C&C Builders requests a setback variance for lot 163 Cameron Farms Subdivision.

Donnie Cameron, representing C&C Builders, explained that this lot is in a culdesac and the main sewer runs through the lot and it is difficult to build with sewer line.

Mike Wood: This is a minor culdesac.


Mr. Courtney explained that it would be up to the developer to get his own variance, as was written for the Cameron Farms Subdivision, by the Camerons, as long as it does not encroach on the Spring Hill Zoning Ordinance.

No action was taken on this item.

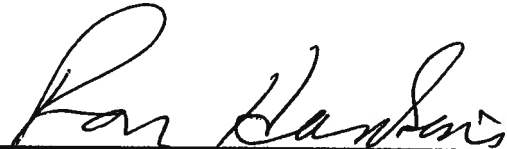
Danny Womble, Engineer for Spring Hill Estates, again questioned the decision to deny the request for variance on lot 69 Spring Hill Estates.

Scott Smith with Holigan Homes also questioned the decision.

Ray Williams moved to adjourn. Motion seconded by Ron Hankins.
Meeting adjourned.



Pat Campbell, Chairman



Ron Hankins, Secretary