



CITY OF NEWNAN
Board of Zoning Appeals
Meeting Minutes
January 4, 2022
10:00 a.m.

Board Members in Attendance: Cliff Smith, Ken Parker, Willie Walton, Skin Edge, Kris Lovell

Board Members Absent: Frank Flournoy, Sally Hensley

Others in Attendance: Tracy Dunnavant, Planning & Zoning Director
Chris Cole, Planner
Samantha Wood, Administrative Assistant to Planning & Zoning
Brad Sears, City Attorney

CALL TO ORDER

Chairman Walton called the meeting to order at 10:00 a.m. in the Richard A. Bolin Council Chambers, City Hall, 25 LaGrange Street.

READING OF THE MINUTES

Chairman Walton asked the Board if they had reviewed the minutes for the December 7, 2021 meeting. After no questions or discussion, Parker motioned to accept the minutes. Edge seconded.

MOTION CARRIED (5-0)

Public Hearing – Variance Request – 50 Jackson Street – 2022-01

Chairman Walton opened a public hearing on a variance request by John Paulk

Chris Cole stated that the applicant is proposing to construct three new structures on the subject property which include an accessory residential apartment, a carport, and a garage. The applicant is requesting a variance for the 1,155 square foot accessory apartment that exceeds the maximum 750 square feet allowed to accommodate the applicant's father-in-law due to health reasons. Cole indicated that the applicant is requesting the increase in square footage to be able to provide a guest house that is handicap accessible as well as to have a second bedroom to provide a place for a caregiver to stay in the future. He added that the proposed guest cottage will replace the previous four-car carport and storage shed that was removed in 2020 as well as the current tool shed. The building will be built and designed to match the period and historical architecture of the surrounding homes and also match the

scale of their current home. Cole discussed the drainage issues and how the project would improve the situation for all three neighbors. He closed by stating that staff recommended approval of the request.

The applicant, John Paulk, was sworn in by Brad Sears. Paulk provided details for his request and added that he would be going with vertical siding to match the neighborhood.

Chairman Walton asked the Board if there were any questions for the applicant. Hearing none, Chairman Walton asked for a motion.

Smith made a motion to approve the variance request for the 1,155 square foot accessory apartment. Parker seconded.

MOTION CARRIED (5-0)

Variance Request – 43 Richard Allen Drive – 2022-02 - (Applicant is requesting a continuance to the February meeting)

Tracy Dunnavant informed the Board that the applicant is asking for this item be continued to the February meeting.

Edge made a motion to continue the Variance Request to the February meeting. Lovell seconded.

MOTION CARRIED (5-0)

New Business

Tracy Dunnavant informed the Board that they would need to appoint a Chair and Vice Chair.

Parker made a motion to elect Skin Edge as Chairman. Smith seconded.

MOTION CARRIED (5-0)

Parker made a motion to elect Kris Lovell as Vice Chair. Edge seconded.

MOTION CARRIED (5-0)

ADJOURN

Edge motioned to adjourn the meeting at 10:11 a.m. Smith seconded.

MOTION CARRIED (5-0)



Chairman Skin Edge