



**MUNICIPAL BOARD OF ZONING APPEALS  
AGENDA for May 7, 2024**

**1. Call to Order**

**2. Roll Call**

**3. Public Comment.**

*In accordance with Tennessee Public Chapter No. 300, public comments are allowed when those comments are germane to actionable agenda items, except where otherwise prohibited; and the number of individuals speaking may be limited to ensure opposing viewpoints are fairly represented.*

**4. Approval of Agenda**

**5. Approval of Minutes**

A. February 6, 2024

**6. Public Hearing**

**7. Old Business**

**8. New Business**

A.

1. Drew Thompson (applicant) requests an accessory building side yard variance: location 114 Collins Drive, Portland Tn. (Tax Map 32, Parcel 28.03) 8.39 +/- acres. Zone RS-40 (Residential).

**9. City Planner's Comments**

**10. Zoning Board Of Appeals Members Comments**

**Adjournment**

**CITY OF PORTLAND**  
**DRAFT**  
**MUNICIPAL BOARD OF ZONING APPEALS**  
**MEETING MINUTES**  
**February 6, 2024**  
**5:00 PM**

City of Portland  
100 South Russell Street  
Portland TN 37148

**MEMBERS PRESENT:**

Gail Gentry -Chairwoman  
Tom Driscoll- Vice Chairman  
Hector Graves  
Robert Tooker

**MEMBERS ABSENT:**

William Perry

**STAFF PRESENT:**

Nate Heisler (City Planner)  
Jackie West (Planning Asst)

**Other Interested Parties:** Andy Leath - applicant

**Roll Call**

Chairwoman Gentry asks for a roll call at 5:00 PM:

Gail Gentry- present  
Hector Graves -present  
Tom Driscoll - present  
William Perry – absent  
Robert Tooker-present

**PUBLIC COMMENTS**

*Anyone wishing to speak for or against an item on the agenda will have 5 minutes to do so and must sign-in on the public comment sheet before the start of the meeting.*

**Approval of Agenda**

Chairwoman Gentry states if we have no changes to the agenda do we have a motion to approve.  
Robert Tooker made a motion to approve, William Perry gave a second.  
All were in favor, motion carried 4-0.

**Approval of minutes: January 2, 2024**

Chairwoman Gail Gentry asks for motion to approve the January 2, 2024, meeting minutes.  
Robert Tooker made a motion to approve, Tom Driscoll gave a second.  
All were in favor, motion carried 4-0.

## **PUBLIC HEARING**

Chairwoman Gentry opened the Public Hearing:  
No one came forward.  
Chairwoman Gentry closed the Public Hearing.

## **OLD BUSINESS**

NONE

## **NEW BUSINESS**

1. **Andy Leath (applicant) requests a setback variance: location 220 TGT Road, Portland Tn. (Tax Map 016, Parcel 063.00) 16.04 +/- acres. Zone IG (Industrial General).**

Nate Heisler states the setback regulation is 100 ft, the applicant is asking for a 55 ft. When an industrial zone abuts a residential zone, the setback is 100 ft.

Andy Leath states we have a septic tank with the lines running behind the building, so we can't build in that area. The rest of the property has gas lines running everywhere, so we are limited on where to place the building.

Gail Gentry made a motion to approve this variance, Robert Tooker gave a second.  
Motion carried 4-0.

## **City Planners Comments**

## **Zoning Board Members Comments**

### **Adjournment**

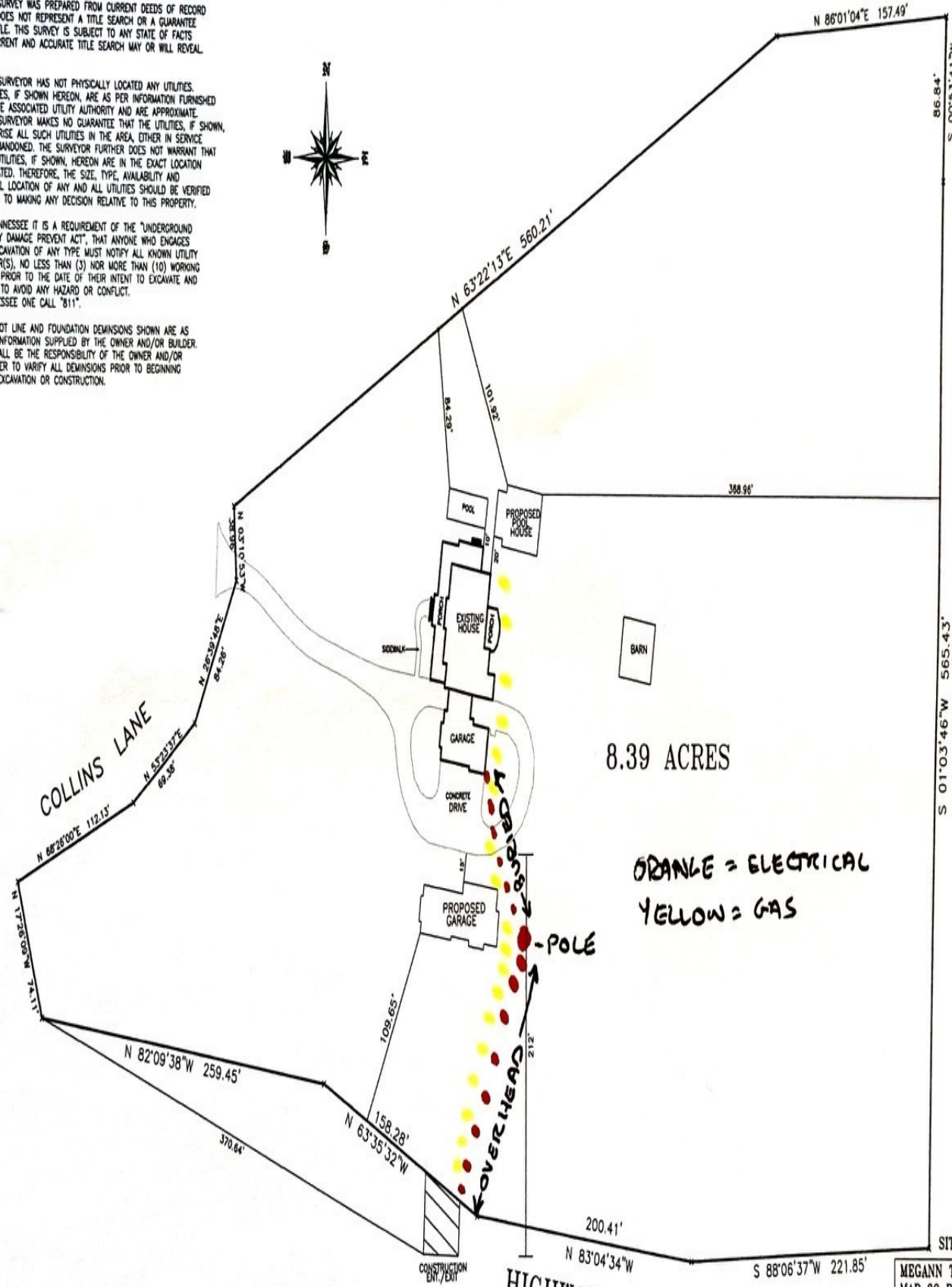
Hector Graves made motion to adjourn at 5:15 pm, Robert Tooker gave a second.

NOTE:  
THIS SURVEY WAS PREPARED FROM CURRENT DEEDS OF RECORD AND DOES NOT REPRESENT A TITLE SEARCH OR A GUARANTEE OF TITLE. THIS SURVEY IS SUBJECT TO ANY STATE OF FACTS A CURRENT AND ACCURATE TITLE SEARCH MAY OR WILL REVEAL.

NOTE:  
THIS SURVEYOR HAS NOT PHYSICALLY LOCATED ANY UTILITIES. UTILITIES, IF SHOWN HEREON, ARE AS PER INFORMATION FURNISHED BY THE ASSOCIATED UTILITY AUTHORITY AND ARE APPROXIMATE. THIS SURVEYOR MAKES NO GUARANTEE THAT THE UTILITIES, IF SHOWN, COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UTILITIES, IF SHOWN, HEREON ARE IN THE EXACT LOCATION INDICATED. THEREFORE, THE SIZE, TYPE, AVAILABILITY AND ACTUAL LOCATION OF ANY AND ALL UTILITIES SHOULD BE VERIFIED PRIOR TO MAKING ANY DECISION RELATIVE TO THIS PROPERTY.

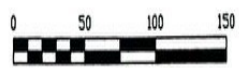
IN TENNESSEE IT IS A REQUIREMENT OF THE "UNDERGROUND UTILITY DAMAGE PREVENT ACT", THAT ANYONE WHO ENGAGES IN EXCAVATION OF ANY TYPE MUST NOTIFY ALL KNOWN UTILITY OWNER(S), NO LESS THAN (3) NOR MORE THAN (10) WORKING DAYS PRIOR TO THE DATE OF THEIR INTENT TO EXCAVATE AND ALSO TO AVOID ANY HAZARD OR CONFLICT. TENNESSEE ONE CALL "811".

NOTE:  
ALL LOT LINE AND FOUNDATION DIMENSIONS SHOWN ARE AS PER INFORMATION SUPPLIED BY THE OWNER AND/OR BUILDER. IT SHALL BE THE RESPONSIBILITY OF THE OWNER AND/OR BUILDER TO VERIFY ALL DIMENSIONS PRIOR TO BEGINNING ANY EXCAVATION OR CONSTRUCTION.



ORANGE = ELECTRICAL  
YELLOW = GAS

ANTHONY T. BOLLINGER, R.L.S.  
119 FISHER DRIVE  
GREENBRIER, TENNESSEE 37073  
615/218-0169



SITE PLAN FOR			
MEGANN THOMPSON MAP 32 PARCEL 28.03 T.A.O.S.C.T. 114 COLLINS LANE			
SCALE 1" = 50'	DRAWN BY A.T.B.	APPROVED A.T.B.	DATE 1/09/24
14TH CIVIL DISTRICT			
SUMNER COUNTY TENNESSEE			DRAWING NO. COLLINS