

DANVILLE BOARD OF ZONING APPEALS

Meeting Minutes

February 19th, 2025

6:00 PM

Members Present: Kevin Tussey, Tracie Shearer, Jill Howard, Randy Waltz, Tiffany Dalton
Members Absent: None
Staff Present: Lesa Ternet, Brittany Mays, Barry Lofton
Legal: Chou-il Lee - Taft Law
Guests: Brad Harrell

A quorum was established, and the meeting was called to order by K. Tussey. The minutes from January 22nd, 2025, were approved. J. Howard made a motion to approve. T. Dalton seconded the motion. Motion carried 4-0.

T. Shearer arrived at the meeting at 6:19 P.M.

Swear in Participants: R. Waltz swore in B. Harrell and B. Lofton.

New Business:

- A. Public Hearing: A development standards variance to allow a fence to be located within a drainage and utility easement (UDO Section 4.02.G.2.a. Fence and Wall Locations) in the Residential 1 (R1) zoning district on property located at 767 Tateam Drive**
(Bradley & Jamie Harrell)

L. Ternet stated in March of 2024 the UDO was updated to restrict fences in drainage and utility easements. B. Harrell stated he had done a survey when he bought the house, and that was what he was basing his measurements on. He stated part of the issue with strictly following the ordinance is the fence would be placed past the drain and past the middle of the ditch towards the back of this property line. The drain is located 123 ft from the sidewalk, and he had been told he could put his fence up to 127 ft from the sidewalk, but that is where the drainage easement would start. The last 20 ft are considered a drainage easement. B. Harrell stated the fence would cross the ditch in one spot on the back Northern side of the property, and he would do a step design to allow for water to still flow. On the Southern side of the property there would be a double gate installed that would span the 10 ft easement. T. Dalton asked what kind of fence would be installed. B. Harrell replied that it would be a white privacy fence. K. Tussey asked if he could move the fence forward. B. Harrell stated if he did that it would be where a 5 ft drop in his yard is, which would essentially only put the privacy fence at a foot tall. K. Tussey

opened the meeting to the public. No public comment. The meeting was closed to the public. J. Howard made a motion to deny. T. Shearer seconded the motion. Motion carried 5-0.

Roll Call Vote:

R. Waltz – Aye
T. Shearer – Aye
K. Tussey – Aye
J. Howard – Aye
T. Dalton – Aye

Other Business: None

Report of Officers and Committees: None

With there being no further business before the board, J. Howard made a motion to adjourn
T. Dalton seconded.

The meeting was adjourned at 6:40 P.M.

Kevin Tussey - President

Jill Howard – Secretary