

**Morristown Board of Zoning Appeals
February 9, 2021**

Members Present

Chairman Ventrus Norfolk
Mayor Gary Chesney
Board Member Frank McGuffin
Secretary Robert (Bob) Garrett
Board Member Wanda Neal
Board Member Jack Kennerly

Member Absent

Vice-Chairman Bill Thompson

Chairman Ventrus Norfolk called the meeting to order and invited anyone who wished to join the Commission in an Invocation and the Pledge of Allegiance.

I. Approval of October 13th, 2020 minutes:

Board Member Frank McGuffin made a motion for approval of the October 13th, 2020 minutes seconded by Board Member Jack Kennerly.

Upon voice votes, all Ayes. Motion Carries.

II. Old Business:

None

III. New Business:

UORV-2466: Tow Yard in LI District

Sunrise Avenue/W. Charles Street

Senior Planner Lori Matthews discussed a request by Tim Goins for a use on review for a wrecker service to be located off of Sunrise Avenue. Property owner is Maria Gonzalez. The property is zoned Light Industrial (LI) which allows wrecker services only by use approval through the Board of Zoning Appeal. A six-foot-tall opaque fence must be erected to shield the vehicles from the general public.

Staff asked that the Board of Zoning Appeals approve this use on review.

Board Member Jack Kennerly made a motion to approve the use on review of a tow yard seconded by Board Member Wanda Neal.

UORV-2467: Substance Abuse Treatment Facility in IB District

2307 W. Andrew Johnson Highway

Innovative Care Solutions, a substance abuse clinic, has requested the Board of Zoning Appeals approve their use, to be located at 2307 West Andrew Johnson Highway. They will share a

building with The Nail Shoppe which is located behind Linkous Family Dentistry and Moyers Veterinary Clinic. The property is zoned Intermediate Business.

Pursuant to the City's Zoning Ordinance, substance abuse clinics must receive approval from the Board of Zoning Appeals before locating within an IB district. Other criteria which must be met include:

- a. No facility shall allow outdoor seating areas, queues, or customer waiting areas. All activities shall be conducted within the building and adequate indoor waiting areas shall be provided for all patients and business invitees.
- b. The indoor waiting/seating area shall be open to all patients thirty (30) minutes prior to patients being seen;
- c. The facility shall post a conspicuous sign stating that no loitering is allowed on the property. A sign shall also be posted stating that no drugs/medications are stored or distributed on property; and
- d. Provide name and phone number of the community relations contact who will respond to complaints.

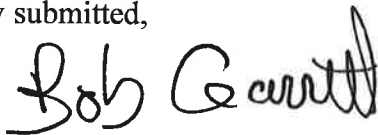
Staff performed a site visit to the business and found that it was in compliance with all of the above listed criteria.

Board Member Frank McGuffin made a motion to approve the use on review of a substance abuse clinic seconded by Board Member Jack Kennerly.

Voting results: 6 yes, 0 no. Motion Passed.

No further business, meeting is adjourned.

Respectfully submitted,



Bob Garrett, Secretary

BG/ta