



SPRING CITY BOARD OF ADJUSTMENTS HEARING

Monday October 18, 2021, 6:30pm

Spring City Council Chambers, Spring City Hall, 45 South 100 East

Meeting Called to Order: 6:35pm

Expression of Choice: None Heard

Roll Call: David Allred – Board of Adjustments Chairman, Michael Nelson, Matt Francks, Whit Allred – City Treasurer, Minutes.

Attending: Richard Brunner, Thomas Brunner, George Kenzy – Planning & Zoning, Courtney Syme - City Councilman, Tim Clark.

David Allred called the meeting to order and gave Richard Brunner time to give a brief synopsis of the issue upon which his request for a variance is predicated. Mr. Brunner owns a home at 420 South Main Street on which he would like to put an addition. The addition that he is trying to gain approval for would encroach 5 feet into the required back setback of 30 feet. He needs the extra space in the addition so that he can install a full-size pool table. He stated that he doesn't feel that it's fair to impose the same setback rules on properties that are less than 1.06 acres as those that are the full 1.06-acre size. Courtney Syme, a neighbor as well as city councilman, then spoke on behalf of Mr. Brunner. He stated that the property to the West, which belongs to him, and can never be used for building because the property is only $\frac{3}{4}$ acre and his home and a large shop already exist on the property. At the current time the property only has a driveway on it, therefore any building built to the East, or on Mr. Brunner's property, would not disturb the quiet enjoyment of his property. The Board of Adjustment members asked Mr. Syme if he was willing to put that in writing in the form of a letter to Spring City. He replied that he would write the letter. Based on the testimony of both the property owner and the neighbor, the Board of Adjustments said that they could grant a variance to allow the 5-foot encroachment into the west, or back, setback.

Matt Francks motioned to approve the variance for a 5-foot encroachment into the rear setback provided that Mr. Syme put in writing that it will not be a problem for him. Mike Nelson 2nd. All present voted in favor.

Public Comments: Mr. Syme addressed the BOA to express his thanks for the work that the BOA and P&Z commissions provide. He voiced his support for the code and for the people who are willing to invest their time into the city for the betterment of all.

Meeting adjourned 7:18pm