



City of Clarksville Board of Zoning Appeals

April 3, 2024 at 2:30 PM
Building & Codes Department
100 South Spring Street

Please silence all cell phones.

AGENDA

1. Call to Order
2. Pledge of Allegiance
3. Announce Members in Attendance (verify quorum)
4. Approval of Minutes - Special Called Meeting March 18, 2024
5. Committee Action Required
 - A. **Case Number BZA-16-2024: 433 High Point Rd.**
Application of Edith Salgado Bustamante. Property located at 433 High Point Rd., Tax Map No. 054J, Parcel C 001.00, Zoned R-2. Description of the Request: "Applicant is requesting a Use Permitted on Review in a R-2 zone to allow for a Beauty Shop (1 chair) as a customary home occupation."
 - B. **Case Number BZA-17-2024: 2858 McManus Cir.**
Application of Teena Smith. Property located at 2858 McManus Cir., Tax Map No. 006O, Parcel D 037.00, Zoned R-2A. Description of the Request: "Applicant is requesting a Use Permitted on Review in a R-2A zone to allow for a Family Daycare Home as a customary home occupation. Six (6) children allowed."
 - C. **Case Number BZA-18-2024: 53 W Fork Dr.**
Application of Allen Moser, Cal Burchett, Agent. Property located at 53 W Fork Dr., Tax Map No. 030H, Parcel B 012.07, Zoned R-4. Description of the Request: "Applicant is requesting a 30 foot variance from the required 50 foot Front yard setback in order for the structure to be 20 feet from the East property line. Applicant is requesting a 3 foot variance from the required 5 foot Side yard setback in order for the structure to be 2 feet from the South property line."
 - D. **Case Number BZA-19-2024: 3713 Clearwood Ln.**
Application of Irving Carnalla. Property located at 3713 Clearwood Ln., Tax Map No. 017C, Parcel B 055.00, Zoned R-1. Description of the Request: "Applicant is requesting a Use Permitted on Review in a R-1 zone to allow for a Custom Manufacturing (woodworking) business as a customary home occupation."
 - E. **Case Number BZA-20-2024: Alfred Thun Rd.(033 00501 000)**
Application of FWJR Development Partnership, HighSide Companies, Agent. Property located at Alfred Thun Rd., Tax Map No. 033, Parcel 005.01, Zoned C-5. Description of the Request: "Applicant is requesting a 16 foot height variance from the 35 foot maximum height of a structure in order for the structure to be 51 feet tall at the highest point."

F. **Case Number BZA-21-2024: 1339 Canyon Pl.**

Application of Garrett Henry, Singletary Construction, Agent. Property located at 1339 Canyon Pl., Tax Map No. 018F, Parcel C 061.00, Zoned R-2. Description of the Request: "Applicant is requesting a 1.3 foot variance from the required 30 foot Front yard setback in order for the structure to be 28.7 feet from the SouthEast property line."

6. New Business

- A. Hours of operation and limits of customer load for all future Home Occupation requests

7. City Council Action Required

8. Adjournment

9. Public Comment - (allows 3 persons; 5 minutes each)