



**BOARD OF ADJUSTMENT  
ORDER OF ITEMS  
JANUARY 9, 2017**

**CALL TO ORDER: 7:00**

**APPROVAL OF MINUTES: December 12, 2016**

**NEW BUSINESS**

**Variance**

Application by **David J. Riddell (1476)** for a variance to allow an accessory building larger than 50% of the square footage of the primary structure in accordance with Article X, Paragraph 7, Page 111 of the DeSoto County Zoning Ordinance. Subject property is located at 1895 Green Village Drive, on the north side of Green Village Drive and west of Green Meadow Drive, Parcel #3-08-7-26-01-0-00040-00 Section 26 Township 3 Range 8 and is zoned A (District 5)

Application by **Chris Alberson (1477)** for a variance to allow a front setback to be less than 50 feet in accordance with Article V, Paragraph 1, Section D, Page 28 of the DeSoto County Zoning Ordinance. Subject property is located at 1664 Getwell Road, on the east side of Getwell Road and south of Fountain Gate, Parcel #3-07-2-10-00-0-00009-02 Section 10 Township 3 Range 7 and is zoned A (District 5)

The DeSoto County Board of Adjustment met at 7:00 p.m. on Monday, January 9, 2017, in the Board Room of the County Administration Building in Hernando, Mississippi. The following Board members were present: Philip Steward, Rudy Davis, Mike Duncan, and Tom Williams. Staff members present included Bennie Hopkins, Austin Cardosi, Ashley Hendricks and Robert Quimby, Board Attorney.

Board of Adjustment Chairman Mr. Steward called the meeting to order and asked whether any member of the Board recommended changes to the Minutes dated December 12, 2016. Mr. Williams made a Motion to approve the minutes as presented. Mr. Davis seconded the Motion. The Motion was passed with a unanimous vote.

Ms. Ashley Hendricks explained the meeting process, the provisions for Board approval of a Conditional Use and a Variance under the DeSoto County Zoning Ordinance, and the appeal process. She stated the deadline to file an appeal on items heard at this meeting is January 19, 2017, at 5:00 p.m. She then stated any appeals filed will be heard by the Board of Supervisors on February 21, 2017, at 11:00 a.m.

## **NEW BUSINESS**

### **Variance**

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\*\*\*Application was withdrawn by applicant\*\*\*

**Application by Chris Alberson (1477) for a variance to allow a front setback to be less than 50 feet in accordance with Article V, Paragraph 1, Section D, Page 28 of the DeSoto County Zoning Ordinance. Subject property is located at 1664 Getwell Road, on the east side of Getwell Road and south of Fountain Gate, Parcel #3-07-2-10-00-0-00009-02 Section 10 Township 3 Range 7 and is zoned A (District 5)**

Mr. Hopkins presented the application by Chris Alberson for a variance to allow a front setback to be less than 50 feet.

Mr. Alberson came forward and stated they discovered there are erosion and water drainage issues that would affect the new home, so they decide to adjust the angle of the house to avoid the water run-off. He then stated they were not aware at the time that the home was encroaching on the front setback.

Mr. Duncan asked if the foundation has been poured. Mr. Alberson confirmed that the foundation has been poured and that there is also a roof on the house.

Mr. Davis asked if Getwell Road is expanded will the home encroach further into the setback. It was discussed there appears to be sufficient right of way for Getwell Road to expand.

Mr. Duncan made a Motion and Mr. Davis seconded the Motion to approve the variance to allow a front setback to be less than 50 feet. The Motion was passed with a unanimous vote.

Mr. Duncan made a Motion to Adjourn. Mr. Williams seconded the Motion. The Motion was passed with a unanimous vote.