

**City of Oak Hill**  
**Board of Zoning Appeals**  
Minutes  
March 19, 2024

The City of Oak Hill Board of Zoning Appeals met at 6:00 PM in the Board Room. Members present were Chairman Chris Taylor, Vice Chair Mary Catherine Bradshaw, Matthew Harris, and Kat Booth. Chris Goetz was absent. Staff in attendance were City Attorney Marshall Albritton, and Codes Officer Stephen Snow acting as Recorder.

**1. Meeting called to order.**

Chairman Taylor called the meeting to order at 6:05 p.m.

**2. Introductions**

Chairman Taylor asked the Members and Staff to introduce themselves.

**3. Pledge Of Allegiance**

Chairman Taylor asked everyone in attendance to join him in the Pledge of Allegiance.

**4. Approval of Minutes**

Bradshaw moved, seconded by Booth, to approve the February 20, 2024, meeting Minutes. Voting AYE: Booth, Harris, Bradshaw, and Taylor. Motion carried 4-0.

**5. Case 24-14 – 4815 Franklin Pike CUP, Zone D**

Requesting Master Plan approval including inclusion of approved plat for addition of 850 Tyne Blvd. (approved in 2022); new athletic field, pavilion, along north property line in the northwest area of the property; new barn and paddocks in the southwest area of the property; and drainage improvements including low-impact treatment measures. No field-lighting or public-address system will be installed. William Hastings, Hart Roper, and Shelley Lowe presented the request and explained the proposed master plan changes. Some public comment was made in support of the master plan. Taylor noted all issues of past concern have been thoroughly addressed and motioned to approve the conditional use permit based on the submitted master plan including track, landscape buffer, viewing pavilion, field, and perimeter fence – approval of the permit being contingent on water drainage improvements committed by the applicant during this meeting. Motion was seconded by Bradshaw. Voting AYE: Bradshaw, Taylor, Harris, and Booth. Motion Carried by 4-0. Taylor motioned to approve the request of the inclusion of 850 Tyne Blvd. into the CUP, along with equestrian barn, horse riding area, and fenced area. Motion was seconded by Harris. Voting AYE: Bradshaw, Taylor, Harris, and Booth. Motion Carried by 4-0.

**6. Case 24-15 – 709 Hogan Road, Zone C**

Owner, Eddie and Autumn Krause proposed the construction of additions to an existing historic house that is nonconforming regarding the front setback. Some public comment was made in support of the request. After further discussion by the Board, Bradshaw motioned to approve the request to add to nonconforming house and to approve a variance of 1'- 3 1/2" to the side setback to construct addition to existing one-car garage. This motion was amended by Booth adding the nonconforming house, garage, and carport as shown on Sheet C-2 of plans. The amended motion was seconded by Harris. Voting AYE: Bradshaw, Taylor, Harris, and Booth. Motion Carried by 4-0.

**7. Case 24-16 – 3510 Robin Road, Zone A**



Contractor Bradley Hickman proposed the removal of one tree in the rear that is over 8" DBH, due to its location in the path of underground electric installation. No public comment was made. After further discussion by the Board, Taylor motioned to approve the removal of Tree 8, and utility trenching between Trees 1 and 2 per Sheet 6, seconded by Bradshaw. Voting AYE: Bradshaw, Taylor, Harris, and Booth. Motion Carried by 4-0.

**8. Case 24-17 – 4815 Granny White Pike, Zone C**

Wes Inscoe proposed the removal of seven trees having a DBH of 8" or greater. No public comment was made. After further discussion by the Board, Taylor motioned to approve removal of trees 28, 29, 40, 43 with no contingency; and removal of trees 27, 39, 44 if significant permanent damage occurs to these latter three trees during construction and removal becomes necessary, seconded by Harris. Voting AYE: Bradshaw, Taylor, Harris, and Booth. Motion Carried by 4-0.

**9. Case 24-18 – 5401 Franklin Pike, Zone D**

Owner Sam Wood proposed the removal of two trees with a DBH of 8" or greater. No public comment was made. After further discussion by the Board, Booth motioned to approve removal of Trees 16 and 17 contingent on planting of 12 replacement trees with min. 5" DBH of which 6 must be hardwood trees. The motion was amended by Taylor to require the total number of replacement trees to be 29, seconded by Bradshaw. Voting AYE: Bradshaw, Taylor, Harris, and Booth. Motion Carried by 4-0.

**10. Case 24-19 – 806 Glen Leven Drive, Zone E**

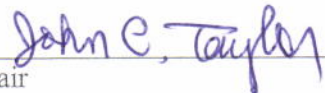
1) Proposed modification to an existing pool and pool deck that are nonconforming regarding the rear setback and Max. Lot Coverage; to be constructed to reduce the degree of both nonconformities.  
2) Proposed removal of four trees with a DBH of at least 8". Arthur Smolenski presented the request. Some public comment was made in which questions were raised about the request. After discussion by the Board, Bradshaw motioned to approve removal of four trees noted on Sheet L1.1 including Trees 66, 67, 68, and 69 and planting of four replacement trees, seconded by Booth. Voting AYE: Bradshaw, Taylor, Harris, and Booth. Motion Carried by 4-0. Taylor moved to approve construction of the new pool and pool deck and removal of existing nonconforming pool and pool deck. Bradshaw amended the motion to include contingency upon adherence to all erosion and drainage measures noted on Sheet C.1 of presented plans, seconded by Booth. Voting AYE: Bradshaw, Taylor, Harris, and Booth. Motion carried 4-0.

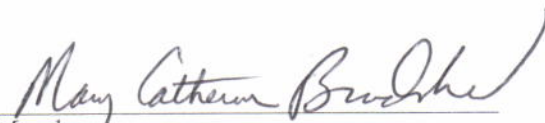
**11. Public Hearing**

No public comments were made.

**12. Adjournment**

There being no further business to come before the Board, the meeting was adjourned at 7:42 pm.

  
Chair

  
Member

