



TOWN OF CHAPEL HILL

Board of Adjustment Meeting Minutes

Town Hall
405 Martin Luther King Jr.
Boulevard
Chapel Hill, NC 27514

Chair Thomas Grasty
Vice Chair Thomas Wortman
James Bartow
James Faron
Allan Fishkin

Emilio Garza
Benjamin Mcavoy-Bickford
Judith Miller
Andrew Strada
BJ Warshaw

Thursday, May 1, 2025

6:30 PM

RM 110 | Council Chamber

Language Access Statement

For interpretation or translation services, call 919-969-5105.

ဘာသာပြန်ဆိုခြင်းနှင့် စကားပြန်ခြင်းအတွက်၊ (၉၁၉) ၉၆၉-၅၁၀၅ ကိုဖုန်းခေါ်ပါ။

Para servicios de interpretación o traducción, llame al 919-969-5105.

လၢတၢ်ကတိၤကျိးထံ မ့တမၢ် လၢတၢ်ကွဲးကျိးထံအတၢ်မၤစၢၤအဂီၢ် ၂ ကိးဘၣ် (၉၁၉)-၉၆၉-၅၁၀၅

如需口头或
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务，请拨打
919-969-5105.

Opening

Roll Call

James Baker served as the attorney to the Board and Tas Lagoo served as the staff liaison.

Present	8 - Chair Thomas Grasty, Vice-Chair Thomas Wortman, James Bartow, James Faron, Emilio Garza, Benjamin Mcavoy-Bickford, Judith Miller, and BJ Warshaw
Absent	2 - Allan Fishkin, and Andrew Strada

Approval of Agenda

A motion was made by Wortman, seconded by Warshaw, to approve the agenda with an amendment to include a discussion of potential amendments to the Land Use Management Ordinance. The motion carried by a unanimous vote.

Announcements

Petitions

Approval of Minutes

1. Approval of March 6, 2025, Draft Meeting Minutes[\[25-0199\]](#)

A motion was made by Wortman, seconded by Warshaw, to approve the minutes of the March 6 meeting. The motion carried with 7 ayes and 1 abstention.

Aye: 7 - Chair Thomas Grasty, Vice-Chair Thomas Wortman, James Bartow, James Faron, Benjamin Mcavoy-Bickford, Judith Miller, and BJ Warshaw

Absent: 2 - Allan Fishkin, and Andrew Strada

Abstain: 1 - Emilio Garza

New Business**2. Dimensional Variance Request - 7600 Amesbury Drive**[\[25-0200\]](#)

Following presentations from Lago0 and the applicant, Michael Riegel, the Board questioned the applicant and deliberated on the matter.

A motion was made by Wortman, seconded by Miller, to close the evidentiary hearing. The motion carried by a vote of 6 "yes" and 2 "no."

Following further deliberation, a motion was made by Wortman to adopt Resolution B. The motion failed for lack of a second.

Following further deliberation, a motion was made by Miller, seconded by Faron, to adopt Resolution A. With a four-fifths majority required to adopt the resolution, the motion failed with a vote of 5 "yes" and 3 "no."

Aye: 5 - James Bartow, James Faron, Emilio Garza, Judith Miller, and BJ Warshaw

Nay: 3 - Chair Thomas Grasty, Vice-Chair Thomas Wortman, and Benjamin Mcavoy-Bickford

Absent: 2 - Allan Fishkin, and Andrew Strada

Staff Update on Proposed Land Use Management Ordinance
Text Amendment to Article 8 Related to Rules of the Boards and
Commissions

[\[25-0282\]](#)

Lago0 presented to the Board. No action was taken.

Adjournment

Next Meeting - June 5, 2025

Order of Consideration of Agenda Items:

- 1. Staff Presentation*
- 2. Applicant's Presentation*
- 3. Public Comment*
- 4. Board Discussion*
- 5. Motion*
- 6. Restatement of Motion by Chair*
- 7. Vote*
- 8. Announcement of Vote by Chair*

Public Charge: The Advisory Body pledges its respect to the public. The Body asks the public to conduct themselves in a respectful, courteous manner, both with the Body and with fellow members of the public. Should any member of the Body or any member of the public fail to observe this charge at any time, the Chair will ask the offending person to leave the meeting until that individual regains personal control. Should decorum fail to be restored, the Chair will recess the meeting until a genuine commitment to this public charge is observed.

Unless otherwise noted, please contact the Planning Department at 919-968-2728; planning@townofchapelhill.org for more information on the above referenced applications.

See the Advisory Boards page <http://www.townofchapelhill.org/boards> for background information on this Board.