



TOWN OF CHAPEL HILL

Board of Adjustment Meeting Minutes

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

Chair Geoffrey Green
Vice-Chair Brian Godfrey
James Faron
Thomas Grasty

Daniel Hatley
Judith Miller
Andrew Strada
Thomas Wortman

Thursday, April 13, 2023

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.

လၢတၢ်ကတိကျိးထံ မ့တမၢ် လၢတၢ်ကွဲးကျိးထံအတၢ်မၤစၢ်အဂီၢ် ၁ ကိးဘၣ် (၉၁၉)-၉၆၉-၅၁၀၅

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919-969-5105.

Opening

Roll Call

In addition to the members listed below, James Baker (Assistant Town Attorney) and Tas Lagoo (BOA Staff Liaison) also attended the meeting.

Present 7 - Chair Geoffrey Green, Vice-Chair Brian Godfrey, James Faron, Thomas Grasty, Daniel Hatley, Judith Miller, and Andrew Strada

Absent 1 - Thomas Wortman

Approval of Agenda

A motion was made by Strada, seconded by Hatley, to approve the agenda. The motion carried by a unanimous vote.

Announcements

Chair Green announced that a new member, James Faron, has joined the Board. Mr. Faron introduced himself to the Board.

Petitions

No petitions.

Approval of Minutes

1. Approval of March, 2023, Draft Meeting Minutes[\[23-0295\]](#)

A motion was made by Strada, seconded by Hatley, to approve the minutes of the March, 2022, meeting of the Board. The motion carried by a unanimous vote.

New Business**2. 807 Kings Mill Road: After-the-Fact Dimensional Variance
(Interior Setbacks)**[\[23-0296\]](#)

Lagoo introduced the case. The property owner, Tyler Tomasik, presented his case to the Board and answered questions from members of the Board.

A motion was made by Strada, seconded by Hatley, to approve Resolution A - Granting the Variance, subject to an amendment proposed by Miller which would bar the property owner from installing any utilities in the shed. A super-majority being required to grant a variance, the motion failed by a vote of 5 ayes and 2 nays.

Aye: 5 - Vice-Chair Brian Godfrey, James Faron, Daniel Hatley, Judith Miller, and Andrew Strada

Nay: 2 - Chair Geoffrey Green, and Thomas Grasty

Absent: 1 - Thomas Wortman

3. Variance Approval Threshold[\[23-0297\]](#)

At the request of Board Member Miller, the Board is asked to discuss the state-mandated voting threshold for approval of variance requests and to consider pursuing an amendment to state law.

The Board discussed the super-majority threshold for approval of a variance. No action was taken.

Adjournment

Next Meeting - May 4, 2023

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.