

Minutes of the Meeting  
Dyersburg Planning Commission  
April 14, 2005  
10:00 A.M

The Dyersburg Municipal – Regional Planning Commission met in regular session on Thursday, April 14, 2005 in the Municipal Courtroom at 10:00 A.M.

Members present: All present except Commissioners Burks and Pressler  
Staff present: Andre Temple, Thomas Mullins, Gley T. Twilla

Chairman Vince O'Brien called the meeting to order. Minutes of the previous meeting were approved as submitted.

REZONE – REGIONAL – 324 BEAN MILL ROAD

The Commission took no action. No representative was present for consideration of rezoning 20.56 acres

FENCE ORDINANCE – 1975 BREWER ROAD – EDDIE BARNETT

Mr. Jason Creasey explained that Mr. Eddie Barnett has requested the right to construct a 6-foot high privacy fence in the front yard of the building at 1975 Brewer Road. The B-2 zone building is being converted to a nightclub. The fence is to screen the existing putt-putt golf course so that it can serve as a beer garden.

Mr. Creasey stated that the fence would comply with the City's screening ordinance. He stated that he had photos of 65 fences that violated the existing fence ordinance.

He explained that a 3 rail plastic fence had been used around the perimeter of the putt – putt course by the previous owner (Upon This Rock). He stated that the fence existed due to a prior variance issued by the City.

City Planner Gley T. Twilla asked that the photos be presented for the Commission's record of the meeting. Mr. Creasey stated he only had 4 photos with him feeling the others were redundant. No photos were submitted for the record. Mr. Twilla stated that the previous plastic rail fence was not a privacy fence. He had told Mr. Barnett that the fence could remain on site, but the City zoning ordinance did not allow a privacy fence above 30 inches in height in the front yard (Zoning Ordinance Article XXIII Section E.)

State Planner Andre Temple explained that under the current ordinance, the six foot high privacy fence could not be constructed in the front yard nor could the Board of Zoning Appeals grant a variance. He recommended the Planning Commission review the existing ordinance for possible changes.

On a motion by Mayor Revell and Commissioner Dudley, the Commission instructed staff to enforce the existing ordinance. Commissioner Hasting voted against the motion, stating he felt more discussion was appropriate.

ALLEY CLOSING – 227 HIGH AVENUE

On a motion by Commissioners Dudley and Fisher, the Commission recommended to the City Board that an alley or unconstructed street running west along the north boundary of Mr. Donnie Hamm's property at 227 High Avenue be closed.

STORMWATER

City Stormwater Manager Scott Jackson made a presentation to the Commission detailing the history of the stormwater process in Dyersburg.

There being no further business, the meeting adjourned at 11:55.

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Gley T. Twilla  
Director Development Service

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John T. Pressler, Secretary

