**City of Millersville Board of Zoning Appeals**

**Meeting Minutes**

**Wednesday, September 7th, 2022 at 5:17 P.M.**

**at Millersville City Hall**

The Millersville Board of Zoning Appeals held a meeting at Millersville City Hall on Wednesday September 7, 2022with the following board members present: Tommy Long, Chairman; Larry Petty, Vice Chairman; Members: Gary Bolton, and Rick Clifford; City Planner Charlie Pieri. Absent: Member; Carla McCain.

1. Call to Order.

Chairman Long called the meeting to order at 5:17pm.

1. Pledge to the Flag.

Chairman Long opted to recite the Pledge to the Flag.

3. Roll Call.

Vice Chairman Petty called the roll of the Board of Zoning Appeals. A quorum was present.

4. Public Comments for the conditional use approval of 1402 Highway 31 W – Limited to 2 minutes per person

There were no comments.

5.1402 Highway 31 W

a. Conditional use approval.

Chairman Long called the owner of the Property, Ben, to the podium. He told the owner Ben that there was 56 violations total on the property and there were a lot. Ben gave a brief summary of the condition of the property when he bought it and what he did to clean it up. Ben further explained he will demolish the houses on the property, remove the stormwater violations on the site (contaminated soil and build a retaining wall). Chairman Long asked about the buildings being brought up to code for safety concerns. Ben did not have an inspection report from the firechief. Mr. Pieri gave a copy of the report to Ben. Chairman Long told Ben there is a 30-month time period from the business close to reopen that protects the use of the property but not the condition of the property. To reopen the owners must address the underlying issues prior.

**With no further discussion, Chairman Long called for a motion. Vice Chairman Petty made a motion to approve the conditional use for 1402 Highway 31 W contingent that the Residential Structures be demolished, the operating structures be brought up to the current building codes once the city conducts an inspection to determine the steps to renovate, the property be brought up to the current fire code by addressing the violations on the report, the stormwater violations (hydro carbons) be removed from the property, and a retaining wall built behind the green garage building facing the property. All must be fixed prior to the business opening. seconded by Member Clifford.**

**Roll Call Vote**

**Long (yea), Petty (yea), Bolton (yea), and Clifford (yea)**

**(Vote 4 yea – 0 nay.). Motion carried.**

6. Members Comments

There were no member comments.

7. Ben asked for a time frame to get violations fixed. Mr. Pieri said the timeline is how long it will take to remedy the issues up until they open, it depends on how ling they take to fix them. He also stated that there will not be any citations unless the business opens and the conditions that were approved were not met.

8. Adjournment.

**Chairman Long called for a motion to adjourn. Vice chairman Petty made a motion to adjourn, Member Bolton Seconded.**

**(Vote 4 yea – 0 nay.). Motion carried.**

**Meeting adjourned at 5:54 P.M.**

Respectfully submitted,

Charlie Pieri

City Planner