

BOARD OF APPEALS

John Tate, Chairman
Marsha Hopkins, Vice-Chairman
Bill Beckwith
Brian Haren
Kyle McCormick

STAFF

Deborah L. Bell, Planning and Zoning Director
Deborah Sims, Zoning Administrator
Maria Binns, Zoning Coordinator
E. Allison Ivey Cox, County Attorney

**AGENDA OF ACTIONS
Fayette County Zoning Board of Appeals
Fayette County Administrative Complex
Public Meeting Room
November 24, 2025
7:00 P.M.**

***Please turn off or turn to mute all electronic devices during the
Zoning Board of Appeals Meetings**

1. Call to Order. *Chairman John Tate called the November 24, 2025, meeting to order at 7:00 pm.*
2. Pledge of Allegiance. *Chairman John Tate offered the invocation and led the audience in the Pledge of Allegiance.*
3. Approval of Agenda. *Bill Beckwith made a motion to approve the agenda. Brian Haren seconded the motion. The motion passed unanimously.*
4. Consideration of the Minutes of the Meeting held on October 27, 2025. *Vice -Chairman Marsha Hopkins made the motion to approve the minutes of the meeting held on October 27, 2025. Brian Haren seconded the motion. The motion passed unanimously.*

PUBLIC HEARING

5. **Consideration of Petition No. A-908-25** – Martha DeLeon and Juan Castillo Sanchez, Owners. Applicants are requesting the following: Variance to Sec. 110-137.(d)(b). – R-40, Requesting a variance to the minimum lot width for a legal nonconforming lot, to allow a lot that is 100' wide to be eligible for development. The subject property is located in Land Lots 70 of the 5th District and fronts Corner of Tributary Way and Price Road. *Chairman John Tate made a motion to APPROVE Petition No. A-908- 25. Brian Haren seconded the motion. The motion carried 5-0.*
6. **Consideration of Petition No. A-909-25** – James Zacheri Richardson and Louis R. Richardson. Applicants are requesting the following: Variance to Sec. 110- 136(d)(6), to reduce the side yard setback from 15 feet to 14 feet to allow a new accessory structure to encroach into the side yard setback. The subject property is located in Land Lots 189 of the 5th

District and fronts Hickory Road. ***Bill Beckwith made a motion to APPROVE Petition A-909-25. Brian Haren seconded the motion. The motion passed unanimously.***

7. **Consideration of Petition A-910-25** - Amanda McFarlin Scarbrough, Owner, is requesting a Variance to Sec. 110-125(d)(1)- A-R., as allowed under Sec. 110-242(c)(1)- To the minimum lot size for a legal nonconforming lot, to allow a lot that is 4.10 acres in the A-R zoning district to be eligible for development. The subject property is located in Land Lots 247 of the 4th District and fronts Goza Road, Hills Bridge Road and South Highway 92. ***Bill Beckwith made a motion to APPROVE Petition A-910-25. Kle McCormick seconded the motion. The motion carried 5-0.***
8. **Consideration of Petition A-911-25.** - Donnese Cannady, Donnette Cannady, and Eddie Cannady Stokes F/K/A Eddie Mae Cannady. Applicants are requesting the following: Per Sec. 110-125(d)(1)- in the A-R zoning, as allowed under Sec. 110-242(c)(1)- A variance to the minimum lot size for a legal nonconforming lot, to allow a lot that is 1.4040 acres in the A-R zoning district to be eligible for development. The property is located in Land Lots 232 of the 5th District and fronts the Corner of Old Road and Butler Road. ***Chairman John Tate made a motion to APPROVE Petition No. A-911-25. Vice-Chairman Marsha Hopkins seconded the motion. The motion.***
9. **Consideration of Petition A-912-25.** – Michael Newman, Owner. Staff are requesting a motion to table Petition A-912-25 until January 26, 2026, pending the outcome of Petition No. A-907-25, which was tabled to the December 15, 2025. ***Chairman John Tate made a motion to TABLE Petition No. A-912-25 to the January 26, 2026, Zoning Board of Appeals Meeting. Bill Beckwith seconded the motion. The motion passed unanimously.***
10. **Consideration of Petition A-913-25.** - Lauri Kallen Culp Maselli, Vincent Michael Maselli, David Alana Albee Jr. and Patricia Marie Albee, Owners. Applicants are requesting a Variance to Sec. 110-125(d)(6).- A-R Zoning, to reduce the side yard setback from 50 feet to 31 feet to allow an accessory structure to be built. The property is located in Land Lots 94 and 95 of the 4th District and fronts Morgan Mill Road. ***Bill Beckwith made a motion to APPROVE Petition A-913-25. Brian Haren seconded the motion. The motion passed unanimously.***
11. **Consideration of Petition A-914-15.** – Flat Creek Baptist Church Inc., Owner. Requesting a Variance to the Flat Creek Trail Overlay Zone requirement to omit the requirement for a pitched peaked or mansard roof. Per Sec. 110-173(6)(b)(1). - Architectural Standards, to be replaced by a parapet wall consistent with other buildings on the site. ***Bill Beckwith made a motion to APPROVE Petition A-914-25. Brian Haren seconded the motion. The motion carried 5-0.***

Brian Haren moved to adjourn the November 24, 2025, Zoning Board of Appeals meeting. Chairman John Tate seconded the motion. The motion carried 5-0.

The meeting adjourned at 8:01 pm.