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Town of Groveland

**Town of Groveland  
Zoning Board of Appeals**

**Meeting  
Monday, December 19, 2011**

Zoning Board of Appeals members present: Ron Merrick, Chairman, Phil Livingston, William Magee and Patricia Johnston, Alt.

Absent: Courtney Burnette

Also present: CEO Ron Maxwell, Charles Hainsworth and Charles Comer

Chairman Ron Merrick opened the meeting at 7:00 PM and read the public notice for the application of Charles Comer for renewal of a Conditional Use Permit to operate a repair shop located at 4635 Flats Road, in the Town of Groveland.

Charles Comer explained that the building was built in the late 1950's as a truck repair shop and when the County took possession of the property it was converted into a dog pound. When he acquired the property it was changed back to a vehicle repair shop and wanted to know why the property can't revert back to the use for which it was originally built so he would not have to reapply for a conditional use permit every three years. The CEO explained that when the County took possession and turned it into a dog pound it changed the use permanently. Subsequently, the only way to use the property as a repair shop is to obtain a conditional use permit or apply for a use variance. He suggested getting the conditional use permit approved and apply for a use variance. Mr. Comer also asked if the term of the permit could be for longer than three years. The Chairman explained that setting a term serves as a monitoring tool for the Town and the general practice is to grant renewal permits three years.

No correspondence or comments have been received from the public for or against renewal of this permit.

Motion by Phil Livingston to approve the renewal of the permit to operate a repair shop at 4635 Flats Road for a term of three years, seconded by William Magee. All in favor.

Review and approval of the November 21, 2011 ZBA meeting minutes. Motion by William Magee to approve the minutes as submitted, seconded by Phil Livingston. All in favor.

The Chairman opened the hearing for review of the application of Alan and Charles Hainsworth, owners of Hainsworth Farms, LLC, for a conditional use permit to obtain a motor vehicle dealer license to operate a retail motor vehicle business to sell tanks, trailers and heavy trucks on property located at 6100 Logan Road and at lower farm across the road from 6030 Logan Road .

No correspondence or comments from the public have been received for or against renewal of this permit.

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Charles Hainsworth explained to the Board that he is applying for the dealer license in an effort to better manage the business. The business is done by phone and there will not be vehicles on display by the road. All are used vehicles that are repaired and built on site.

Motion by William Magee to approve a conditional use permit to operate a retail motor vehicle business at 6100 Logan Road and at lower farm across the road from 6030 Logan Road subject to the following: no more than 7 tanker and/or trailers and 3 trucks for sale on the premises at one time, any signage shall meet the requirements of the Zoning Ordinance and the permit shall be granted for a term of one year. Motion seconded by Phil Livingston. All in favor.

Motion by Patty Johnston to adjourn the meeting at 7:25 PM, seconded by Phil Livingston. All in favor.

Submitted by  
Karol Thomas  
Recording Secretary

*Karol Thomas*