

**MINUTES
BOARD OF ZONING APPEALS
FEBRUARY 17, 2026**

Members Present

Jeff Gilliam, Chairman
Robert Seiber, Secretary
Michael Phillips
Kerry Templin, Mayor
Ben Brewer

Members Absent

Others Present

Mike Ellis, City Manager
Tony Braden
Carolyn Templin
Matthew Martin

ETDD Staff Representative: Harold Edwards

CALL TO ORDER AND APPROVAL OF MINUTES

The meeting was called to order at 5:00 p.m.. at City Hall with Chairman Jeff Gilliam presiding. The minutes of the May 20, 2025 meeting were approved upon a motion by Seiber and a second by Gilliam. All members voted aye.

APPROVAL OF THE AGENDA

A motion was made by Templin to approve the agenda. The motion was seconded by Seiber. All members voted aye.

REPORT FROM BUILDING OFFICIAL/CODES ENFORCEMENT

There were no comments from the building official.

PUBLIC COMMENTS

There were no comments from the public.

NEW BUSINESS

Consideration of Special Exception for Residential Use in the C-4 Downtown Business District at 332 South Main Street Requested by Matthew Martin.

Mr. Martin presented a plan to have 3 residential units at the rear of his building. Staff noted that since residential was not listed as a permitted use in the C-4 zone, that a special exception would need to be granted for the permit to be issued. A motion was made by Seiber to grant the special exception for residential use for the rear of the building and that the store front must be used for commercial purposes. The motion was seconded by Templin. The motion passed with members Seiber, Templin, Brewer, and Phillips voting yes and Mr. Gilliam voted no.

OTHER BUSINESS

None.

ADJOURNMENT

The meeting was adjourned at 5:32 p.m.

Secretary

Date