

Board of Zoning Appeals
May 2nd, 2019
Minutes

The Chairman called the meeting to order at 4:30PM. The following members were present: Mr. Kevin Zeiher, Mr. Feick, Mr. Delahunt, and Mr. Walter Matthews. Mr. Tom Horsman, and Greg Voltz represented the Planning Department.

Mr. Zeiher moved to approve the minutes from the March 21st, 2019 meeting as written. Mr. Delahunt seconded the motion. The motion carried with a unanimous vote.

Mr. Feick swore in those giving testimony.

Mr. Horsman stated that David Huff has submitted an application for a 3' variance from the requirement that accessory structures shall not be located less than 3' feet from the side lot line.

Mr. Horsman stated that the applicant proposes demolishing their garage and reconstructing it in the same location. The new structure will be about 40 square feet larger and 4 ½ feet taller than the current garage. The existing setbacks do not conform to the current zoning regulations. Mr. Horsman indicated that the neighbor to the south submitted a letter stating that they have no objection to the variance. Staff is recommending approval of the variance.

David Huff, 2010 Campbell Street, stated that they are looking to remove the existing garage and construct a new one.

Mr. Feick stated that he is concerned about the location of the garage. Mr. Feick stated that he utilized the County Auditor's site and it appears that the existing garage is close to the property line. Mr. Feick is concerned that the proposed overhangs will be on the adjacent property. Mr. Feick stated that in order to be sure of the exact location of the property lines a survey would need to be completed.

Mr. Feick asked if there was a survey completed when they placed the fence on the property.

Mrs. Huff stated that there was a survey done in the past for the property.

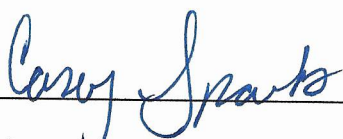
Mr. Feick stated that assuming they are telling the truth about the survey and there is enough space to not allow the overhang onto the adjacent property he is in favor of the variance.

Mr. Zeiher moved to approve the 3' variance from the side lot line; Mr. Delahunt seconded the motion. With no further discussion the motion passed unanimously.

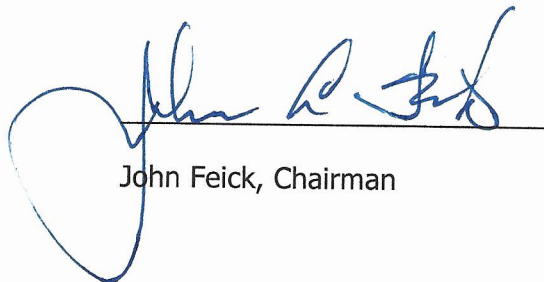
Mr. Zeiher moved to adjourn the meeting; Mr. Matthews seconded the motion.

The meeting was adjourned at 4:45pm.

APPROVED:



Casey Sparks, Clerk



John Feick, Chairman