

MINUTES
WHITLEY COUNTY BOARD OF ZONING APPEALS
REGULAR MEETING
NOVEMBER 27, 2018 7:30 P.M.

MEMBERS PRESENT

Elizabeth Deckard
Danny Wilkinson
Doug Wright
Will Klein

MEMBERS ABSENT

Tim Denihan

ATTORNEY

Dawn Boyd

STAFF

Nathan Bilger
Jennifer Shinabery

VISITORS

There were 2 visitors who registered their attendance at the November 27, 2018, regular meeting of the Whitley County Board of Zoning Appeals. A signed guest list is kept on record.

CALL TO ORDER/ ROLL CALL

Mr. Wilkinson called the meeting to order at 7:30 p.m. and Ms. Shinabery read the roll call.

CONSIDERATION AND ADOPTION OF THE OCTOBER 23, 2018 REGULAR MEETING MINUTES

Mr. Wilkinson asked if there were any corrections or additions to the minutes as submitted. There being none, Mr. Klein made a motion, seconded by Mr. Wright, to approve the minutes. The motion carried unanimously.

OATH TO WITNESSES

Attorney Boyd administered the oath to those present who wished to speak during the meeting. Mr. Wilkinson then briefly explained the procedure for conducting the meeting.

OLD BUSINESS

There was no old business to discuss.

NEW BUSINESS

18-W-VAR-17 J & K Contractors, Inc., 16644 Madden Road, Churubusco, are requesting a variance to allow for an attached garage within the required side setback. The property is owned by Stephen & Rosemary Burman and is located on Loon Lake, at 7840 N. Brown Road, Columbia City, in Section 36 of Etna-Troy Township, and is zoned LR, Lake Residential District

Mr. Bilger reviewed the staff report, explaining the details of the petition. He explained that the Board had previously granted a 3' setback along the north property line in 2004 for a building addition. He explained that the current detached garage was code-compliant using 3' setbacks when constructed in 1992, but is legal non-conforming under the current zoning code. It would be demolished and replaced with a new two-car attached garage using the identical setback distance of 3'. He referred to aerial views of the property as well as the plot plan submitted by the petitioner and discussed the review criteria.

Joe Pliett, owner of J & K Contractors, Inc., 16644 Madden Road, Churubusco, presented his petition. He explained that the property owners are retiring from Indianapolis and they desire to have a larger garage, attached to the house. He also explained the foundational concerns of the existing garage.

Mr. Wilkinson asked if the Board had any questions for the petitioner. There were no questions. He then asked if there was anyone else present who opposed the petition or wanted to speak or ask questions regarding this petition. There was no one.

Mr. Wilkinson called for a vote. All members present voted in favor of the petition.

OTHER BUSINESS

There was no other business to discuss.

ADJOURNMENT

Mr. Wilkinson declared the meeting adjourned at 7:41 p.m.