

## **MINUTES OF REGULAR MEETING**

### **BARTHOLOMEW COUNTY BOARD OF ZONING APPEALS**

The regular monthly meeting of the Bartholomew County Board of Zoning Appeals was held on June 27, 2016 at 7:00 p.m., on the fourth floor of the Bartholomew County Governmental Office Building, 440 Third Street, Columbus, Indiana.

**Members Present:**                    **Chair, Zack Ellison; Vice Chair, Roger Glick, David Flohr, Jason Newton and Gilbert Palmer**

**Staff Present:**                    **Melissa Begley, Assistant Planning Director, and Nancy Whipker**

**County Plan Commission Attorney:**                    **Cynthia Boll was absent**

The meeting was called to order by Chair Ellison. The Board and Staff introduced themselves.

#### **B/DS 16-07 GREG LOVINS**

**A request for a development standards variance from Zoning Ordinance Section 6.1(F)(2) to allow an addition to an accessory structure (a detached garage) that will result in the accessory structure being larger than the primary structure. The property is located at 14065 South 375 South, in Sandcreek Township.**

Petitioner, Greg Lovins attended the meeting.

The Staff Report, consisting of a background summary, zoning and planning considerations as well as provisional findings of fact, was given by Melissa Begley. She also gave a power point presentation of the petitioner's property.

Mr. Lovins told the Board he would like the additional storage for an RV and boat, rather than leaving them parked in the driveway.

Chair opened the meeting to the public and there being no one to speak, the meeting was then closed to the public.

A motion was made by Jason Newton agreeing with staff's findings for Criteria #1 and #2. Criteria #3 has been met. There is a practical difficulty because the applicant

cannot utilize the existing garage because of the personal property. The addition to the accessory structure will allow the personal property to be stored away and the applicants can then access the garage. The motion was seconded by David Flohr to grant this request which passed unanimously. 5-0

**B/CU 16-07 AGAM & NATASHA SINGH**

**A request for conditional use approval per Zoning Ordinance Section 3.6(B) to allow a shared housing facility (tourist rental potentially occupied by more than 5 adults) in the AP (Agriculture: Preferred) zoning district. The property is located at 12000 Moore's Vineyard, in Ohio Township.**

Petitioners, Agam and Natasha Singh attended the meeting.

Melissa Begley gave the Staff Report, consisting of background summary, zoning district intent, planning and comprehensive plan considerations and a power point presentation of the petitioner's property.

Chair opened the meeting to the public.

Patty Frensemeier, general manager of Hills O'Brown vacation rental for 19 years, attended the meeting and stated they have had several other rentals in Bartholomew County and have never had a problem or a complaint filed.

Ed Claypool, who lives at 7221 Sprague Rd spoke in favor of the Board granting this request stating that he was sorry to see Youth Hope fail at the property and for it to be abandoned. He stated he felt the granting of the request would be a positive factor for the neighborhood.

Chair then closed the meeting to the public.

Upon a motion made by Gil Palmer, seconded by Jason Newton, B/CU 16-07 was unanimously granted. 5-0

**FINDINGS OF FACT**

The following findings were presented for consideration:

B/DS 16-02 Roy Anthony Foster

Upon a motion made by Jason Newton and seconded by David Flohr the findings were approved as submitted.

B/DS 16-06 Best Western

Upon a motion made by David Flohr and seconded by Gil Palmer the findings were approved as submitted.

B/CU 16-06 Vogel Solar, LLC

Upon a motion made by Gil Palmer and seconded by Jason Newton the findings were approved as submitted.

**MINUTES**

Upon a motion made by Jason Newton and seconded by David Flohr the minutes of the May 23, 2016 meeting were unanimously approved.

There being no further business, the meeting was adjourned.

  
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Zack Ellison, Chair

  
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Roger Glick, Vice Chairman

