

## **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 November 23, 2015 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, Ashley Klingler and Charles Russell Associate Planners, Bill Klakamp Asst. Code Enforcement Officer and Nancy Whipker**

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

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

Ms. Boll administered the oath to all in attendance who would be speaking.

#### **DOCKET NO. B/DS 15-09 CHRISTOPHER BACHMAN**

**This is a request for conditional use approval per Zoning Ordinance Section 6.1(D)(Table 6.1) to allow an accessory dwelling in an AG (Agriculture: General) zoning district. The property is located at 9568 West 300 South, in Ohio Township.**

#### **DOCKET NO. B/DS 15-11 CHRISTOPHER BACHMANN**

**This is a request for a development standards variance from Zoning Ordinance Section 6.1(D)(1) to allow an accessory dwelling to be detached from the primary structure and not located above a detached garage or workshop. The property is located 9568 West 300 South, in Ohio Township.**

Christopher Bachman, petitioner, attended the meeting.

The Staff Report was given by Ashley Klingler. The report consisted of Zoning, Planning and Comprehensive Plan considerations as well as provisional findings of fact/decision criteria.

Mr. Bachman said his father, a veteran of the marine corps and an independent active individual needed a place to live where he could have assistance from family members when necessary, which is why he was seeking the variance and conditional use for an accessory dwelling.

Chair Ellison opened the meeting for any Public comment, there being none, he then closed the meeting to the Public.

Following a discussion, a motion was made by Gil Palmer, to approve the variance B/DS 15-11. Mr. Palmer agreed with staff's findings for criteria #1 and #2 and stated that criteria #3 has been met because the existing pole barn is not suitable for an addition or living quarters and the existing house is not suitable because of the need for the dwelling to be separate from the house. The motion was seconded by Jason Newton and the vote was unanimous 5-0.

A motion was then made by Jason Newton to approve the conditional use C/CU-15-09. Mr. Newton stated that he agreed with staff's findings of fact for the 4 criteria. The motion was seconded by Roger Glick and the vote was 5-0.

**DOCKET NO. B/DS 15-12 MICHAEL STARKEY**

**This a request for a development standards variance from Zoning Ordinance Section 6.1(E)(3) to allow an accessory structure to be located in a front yard. The property is located at 950 West 700 South, in Wayne Township.**

Mr. Starkey, petitioner, attended the meeting.

Charles Russell gave the Staff Report which consisted of preliminary Staff recommendation of approval, stating all criteria had been met, zoning and planning considerations as well as provisional findings of fact/decision criteria.

Chair Ellison opened the meeting up for any Public comment, there being none he then closed the meeting to the Public.

Dave Flohr made a motion seconded by Gil Palmer to approve this request, stating all criteria had been met. 5-0.

**FINDINGS OF FACT**

The following findings were submitted for consideration:

**B/CU 15-06 Triple M. Coatings & Assoc.**

Upon a motion made by Jason Newton and seconded by Gil Palmer the findings were approved as submitted. Roger Glick did not vote since he was not at the meeting when this case was heard. Approved 4-0.

### MINUTES

The minutes of the October 26, 2015 were approved upon a motion made by David Flohr and seconded by Jason Newton. Roger Glick did not vote since he was not at the October meeting. Approved 4-0.

There being no further business, the meeting was adjourned at 7:35 pm.



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Zack Ellison, Chair



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Bill Klakamp, Asst. Code  
Enforcement Officer