City of Columbus – Bartholomew County
Planning Department

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AGENDA
COLUMBUS BOARD OF ZONING APPEALS
TUESDAY, JUNE 26, 2012, 6:30 P.M.
CITY COUNCIL CHAMBER, CITY HALL
123 WASHINGTON STREET
COLUMBUS, INDIANA

ROLL CALL

OLD BUSINESS REQUIRING BOARD ACTION

Public Hearing

A. C/DS-12-11: Jim & Barb Newell – a request by Jim and Barb Newell for a development standards variance from Zoning Ordinance Section 6.1(A) to establish an accessory structure on a lot before a primary structure. The property is located approximately half a mile south of Lowell Road on County Road 250 West, in Columbus Township. *Clarification is being sought for the condition made at the May 30th Board of Zoning Appeals meeting.*

Public Hearing

B. C/DS-12-10: Don's Auto Sales – a request by Charles Townsend for a development standards variance from Zoning Ordinance Section 6.1(C)(3)(g)(i) to exceed 10% of the allowed lot coverage for permanent outdoor sales and Zoning Ordinance Section 6.1(C)(3)(g)(ii) to eliminate the requirement to pave a permanent outdoor sales area. The property is located at 4665 N. US 31, in the City of Columbus.

NEW BUSINESS REQUIRING BOARD ACTION

Public Hearing

C. C/CU-12-05: The Ridge – a request by The Ridge for conditional use approval per Zoning Ordinance Section 10 (Table 10.1) to allow 2 freestanding signs, 1 wall sign, 1 directional sign and 1 banner sign for a church in an AP (Agriculture: Preferred) zoning district. The property is located at 2800 Bonnell Road in Clay Township.

Public Hearing

D. C/DS-12-07: The Ridge – a request by The Ridge for a development standards variance from Zoning Ordinance Section 10 (Table 10.1) to exceed the maximum area of a free standing sign by 40 square feet for a total area of 90 square feet and to exceed the maximum height of a free standing sign by 10 feet for a total height of 25 feet in an AP (Agriculture: Preferred) zoning district. The property is located at 2800 Bonnell Road in Clay Township.

Public Hearing

E. C/CU-12-08: Danny & Velda Johnson – a request by Danny and Velda Johnson for conditional use approval per Zoning Ordinance Section 3.12(B) to allow a two-family

dwelling on a single lot in an RE (Residential: Established) zoning district. The property is located at 2631 Ohio Street, in the City of Columbus.

Public Hearing

F. C/DS-12-12: Danny & Velda Johnson – a request by Danny and Velda Johnson for a development standards variance from Zoning Ordinance Section 3.12(C) to allow the living area of a dwelling to be 600 square feet, 240 square feet smaller than minimum 960 square feet required at this location in the RE (Residential: Established) zoning district. The property is located at 2631 Ohio Street, in the City of Columbus.

Public Hearing

G. C/CU-12-09: Garden City Iron & Metal – a request by KLM National, LLC for conditional use approval per Zoning Ordinance Section 3.5(B) to allow a waste disposal facility that was previously a legal non-conforming use to expand in an AP (Agriculture: Preferred) zoning district and 4.3(B)(2)(d) to allow a waste disposal facility to be located in a Wellfield Protection Overlay District. The property is located at 5 Kenmill Street in Columbus Township.

FINDINGS OF FACT

C/CU-12-04: Shannon Callahan
C/DS-12-09: Sarah Lewis
C/DS-12-11: Jim & Barb Newell

APPROVAL OF MINUTES

Minutes of the May 29, 2012 meeting

DISCUSSION

ADJOURNMENT

THE BOARD OF ZONING APPEALS MEETING IS WHEELCHAIR ACCESSIBLE. IF YOU SHOULD REQUIRE ANY ADDITIONAL ACCOMODATION, PLEASE CONTACT THE PLANNING DEPARTMENT PRIOR TO THE TIME OF THE MEETING.