City of Columbus – Bartholomew County
Planning Department

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AGENDA
BARTHOLOMEW COUNTY BOARD OF ZONING APPEALS
WEDNESDAY, MAY 27, 2026, 7:00 P.M.
COUNCIL CHAMBERS, CITY HALL
123 WASHINGTON STREET
COLUMBUS, INDIANA

Streamed Live and Available On-line at https://www.columbus.in.gov/video/live-streaming.

ROLL CALL

OLD BUSINESS REQUIRING BOARD ACTION

None

NEW BUSINESS REQUIRING BOARD ACTION

Public Hearing Required

A. **BZA-26-40: Troy Staggs (Development Standards Variance)**– A request by Troy Staggs for a development standards variance from the Hartsville Zoning Ordinance Section 9.01.050 to allow an accessory structure to be located on a property without a primary structure. The property is located at 6161 North Taylor Street, in Hawcreek Township.

FINDINGS OF FACT

BZA-26-21: Steve Seckman (Development Standards Variance)
BZA-26-15: PAF Excavating (Use Variance)

APPROVAL OF MINUTES

Minutes of the April 27, 2026 meeting.

DISCUSSION ITEMS

None

HEARING OFFICER APPROVALS

BZA-26-30: Brenda Perkins (Conditional Use) – A request by Brenda Perkins for conditional use approval to allow an accessory dwelling in the RE (Residential: Established) zoning district per Zoning Ordinance Section 6.1(Table 6.1). The property is located at 5342 South 1005 East, in Rock Creek Township.

BZA-26-29: Brenda Perkins (Development Standards Variance) – A request by Brenda Perkins for development standards variances from 1) Zoning Ordinance Section 6.1(C)(3)

to allow an accessory dwelling to be located in a front yard, and 2) Zoning Ordinance Section 3.12(C) to allow the accessory dwelling to be 15 feet from the property line, 18 feet closer than the smallest setback by all other primary structures on the same side of the street within 300 feet. The property is located at 5342 South 1005 East, in Rock Creek Township.

BZA-26-27: Gail Foist (Conditional Use) – A request by Gail Foist for conditional use approval to allow an accessory dwelling in the AP (Agriculture: Preferred) zoning district per Zoning Ordinance Section 6.1(Table 6.1). The property is located at 7701 West 300 South, in Ohio Township.

BZA-26-34: Animal Care (Development Standards Variance) – A request by Columbus Animal Care for a development standards variance from the Columbus Air Park PUD Section V [Reference to Section 7.3(Part 1)(C)(3)(c)(i) of the City of Columbus/Bartholomew County Zoning Ordinance] to allow an entrance to a non-residential use on a collector street (Arnold Street) to be 119.56 feet, 80.44 feet less than the required 200 foot minimum. The property is located at the southwest corner of Arnold Street and the future Verhulst Drive, in the City of Columbus.

BZA-26-37: A Step Ahead Pediatric Therapy (Conditional Use) – A request by A Step Ahead Pediatric Therapy for conditional use approval to allow an office use in the I2 (Industrial: General) zoning district per Zoning Ordinance Section 3.20(B). The property is located at 4610 Progress Drive, in the City of Columbus.

BZA-26-39: North Star Montessori (Development Standards Variance)– A request by North Star Montessori 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 2320 Midway Street, in the City of Columbus.

ADJOURNMENT

BARTHOLOMEW COUNTY BOARD OF ZONING APPEALS MEMBERSHIP

Provided in compliance with Indiana Code Section 5-14-9

Member:	Appointed By:	Term:
David Flohr	Bartholomew County Commissioners	December 31, 2022 – December 31, 2026
Rodney Finke	Bartholomew County Commissioners	December 31, 2025 – December 31, 2029
Mike Speaker	Bartholomew County Commissioners	December 31, 2023 – December 31, 2027
Arnold Haskell	Bartholomew County Plan Commission	December 31, 2024 – December 31, 2028
Eric Scheidt	Bartholomew County Council	December 31, 2024 – December 31, 2028

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