

ROLL CALL

Rose Ann Barrick  
Harry Baumgartner, Jr.  
Tyson Brooks  
Jerry Petzel  
Jim Schwarzkopf

Michael Lautzenheiser, Jr., Secretary

The Board of Zoning Appeals meeting, August 22, 2017, was called to order by President, Jerry Petzel at 7:00 p.m. Roll call was answered by all members.

**APPROVAL OF MINUTES:**

Rose Ann Barrick offered a motion to approve the minutes from the July 25, 2017, meeting and Jim Schwarzkopf seconded the motion. The minutes were approved 5-0.

**OLD ITEMS:**

**NEW ITEM:**

**B17-08-17 JEFFERSON TWP., NW/4 15-28N-12E Andrew Price requests a special exception to allow a residence in the building for the owner of the property and family. The property is located at 205 N Metts St., Ossian, IN 46777. Property is zoned B-1.**

Andrew Price asked the board if he could put a residence in his auto repair shop. He explained that he is trying to repair his grandfather's old farm house for them to eventually move into. Mr. Price explained that there were homes on 3 sides of the building and knew that this special exception would be for them only. Jerry Petzel asked about the plans for refurbish the farm house. Mr. Price said that it's down to the studs and said that he was unsure on the timeframe due to finances. Tyson Brooks asked for a rough timeline. Mr. Price said 1.5 years and that there were a lot of major expenses still to be had. He also talked about the signed petition that he had showing support for this item. Michael Lautzenheiser, Jr. asked about the plans for afterwards. Mr. Price said that he would open it up and use for the business or possibly rent it out to another business. Mr. Petzel asked if there were any questions from the public. Tom Shaden said how he thought this was a great idea. He said how they have been great neighbors. Claude McMillian said that the USA needs more people like Mr. Price and how Ossian needs their service. He also talked about how Mr. Price is honest and willing to work with the board. He said that he's for the petition. Mr. Petzel asked if the board had any additional thoughts. Jim Schwarzkopf said that he liked the petition. Mr. Lautzenheiser, Jr. reminded the board about the recorded commitment that should be part of the approval if that's what the board decides to do. Mr. Price said that he understands the recorded document needed and was ok with it.

Conditions: Recorded commitment for who is allowed to live in residence.

Motion to Approve with Condition: Jim Schwarzkopf

Second: Rose Ann Barrick

Vote: 5-0

**OTHER BUSINESS:**

**2018 Proposed Budget**

Michael Lautzenheiser, Jr. gave a recap of the proposed 2018 Budget for Area Plan Commission and GIS.

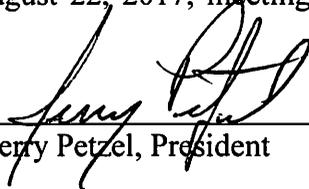
Rose Ann Barrick asked if the signs have been helping. Michael Lautzenheiser, Jr. talked about the signs and how they seem to be doing the job well.

**ADVISORY:**

**DIRECTOR COMMENTS:**

**ADJOURN:**

Rose Ann Barrick made a motion to adjourn the meeting. Tyson Brooks seconded the motion and the motion passed with a vote of 5-0. The August 22, 2017, meeting of the Board of Zoning Appeals adjourned at 7:18 pm.

  
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Jerry Petzel, President

ATTEST:   
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Michael Lautzenheiser, Jr.