

ROLL CALL

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

Michael Lautzenheiser, Jr., Secretary

The Board of Zoning Appeals meeting, October 3, 2017, was called to order by President, Jerry Petzel at 7:00 p.m. Roll call was by four members. Jim Schwarzkopf was absent.

APPROVAL OF MINUTES:

No minutes were presented for approval.

OLD ITEMS:

NEW ITEM:

B17-10-21 LANCASTER TWP., NW/4 35-27N-12E Donald & Charlene Green request a special exception to allow a temporary mobile home during construction. The property is located at 2424 E Water St., Ossian, IN 46777. Property is zoned S-1.

Donald Green told the board about the house fire on August 26th and how he would like to place a mobile home on the property until the home is rebuilt. Jerry Petzel asked about the septic. Mr. Green said it was installed in 1971. He said he is working with the Health Department to get things approved. Rose Ann Barrick asked about the well. Mr. Green said that there are 3 on the property. Tyson Brooks asked about the location of the mobile home on the property. Mr. Green said that he has maintained the property for over 10 year and now if being told he can't place it there due to it being an alley or road that isn't used. Michael Lautzenheiser said that it can't be placed there because it wasn't his property. Mr. Green said that it isn't plowed by the county since they have told him it's a private drive. Mr. Brooks verified location. Mrs. Barrick asked if he isn't going to vacate the property then where he would locate the mobile home. Mr. Green said that it would have to be closer to the home since the septic is west of the home. He explained the downfall on the property. Mr. Lautzenheiser asked for a timeline. Mr. Green said he was hoping for 6 to 8 months. Mr. Lautzenheiser asked if he had work lined up for the home. Mr. Green said he can't do that until he gets the septic approved. Mr. Lautzenheiser asked if everything would be done within a year. Mr. Green agreed to the year timeline. He said that the soil is being tested currently so he can get an approved septic installed. Mr. Petzel asked if that would be done in a couple weeks. Mr. Green agreed that it would be finished by then. Mr. Petzel asked what the size of the trailer would be. Mr. Green said that it has 2 bedrooms and would be approximately 36' long and fully furnished. Mr. Petzel asked if the board had and additional questions or comments. There was none. No public in attendance.

Conditions: Septic approval, allowance for 1 year, relocation of mobile home to an approved location

Motion to Approve with conditions: Tyson Brooks

Second: Rose Ann Barrick

Vote: 4-0

OTHER BUSINESS:

The Board and Donald Green discussed steps for vacating alley and road on his property.

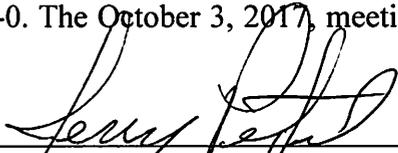
ADVISORY:

DIRECTOR COMMENTS:

Michael Lautzenheiser informed the board of the Adams/Wells Housing Study was completed and how there will be discussions with the board in the future.

ADJOURN:

Rose Ann Barrick made a motion to adjourn the meeting. Harry Baumgartner, Jr. seconded the motion and the motion passed with a vote of 4-0. The October 3, 2017, meeting of the Board of Zoning Appeals adjourned at 7:25 pm.



Jerry Petzel, President

ATTEST: 

Michael Lautzenheiser, Jr.