

NEW WHITELAND
BOARD OF ZONING APPEALS
JULY 28, 2020

PUBLIC HEARING

Chairman, Dennis Montgomery, began the July meeting at 6:30 p.m. Members present were Chad Waltz, Mike Ryle, Dennis Montgomery, new members Pamela Paulin and John Purdie. Also in attendance was Attorney, Lee Robbins and Zoning Administrator, Tim Guyer.

MINUTES:

Dennis Montgomery motioned to approve the meeting minutes from our last meeting which was from August 27, 2019. Chad Waltz seconded the motion. Vote was 5 affirmative.

ELECTION OF OFFICERS:

CHAIRMAN:

Dennis Montgomery motioned to elect John Purdie as Chairman. Mike Ryle seconded the motion. Vote was 5 affirmative.

VICE CHAIRMAN:

Dennis Montgomery motioned to elect Pam Paulin as Vice Chairman. Mike Ryle seconded the motion. Vote was 5 affirmative.

VARIANCE 2020-V-01

MARK COMMERFORD

149 Woodland Drive

John Purdie opened the Public Hearing at 6:40 pm. Lee explained a dimensional variance. Mr. Commerford is seeking permission tonight from this board to reduce both side yards. Lee continued that the Indiana General Assembly has set these standards for granting variances. The criteria is the same for all boards in Indiana.

Mark Commerford states that the house was built in 1963. The variance request is to reduce the east side setback from 12' to 11' 7 ¼". And to reduce the west side setback from 12' to 4'-4 ¾" to extend an enclosed rear porch to make a family room (east side) and extend roofline of existing garage (west side) to form an attached carport. They want to be able to go from the carport into the family room. They want the family room for entertainment purposes.

He inherited the house from his Mother. The house has been neglected and he wants to upgrade the house and property.

John Purdie asked if anyone in the audience had any comments or questions. No one replied.

Tim Guyer mentioned that looking at the sketch plan submitted tonight, it shows a front porch that is not currently there. Does he plan on building a front porch? Mark Commerford stated that the porch is an additional thought. Attorney, Lee Robbins states that the petitioner is only asking for permission tonight to reduce the side setbacks. That is what he specifically requested. Tim Guyer states that he must have the 35' minimum setback in the front in order to construct the porch. If he doesn't meet that set back, then he would have to file for another variance.

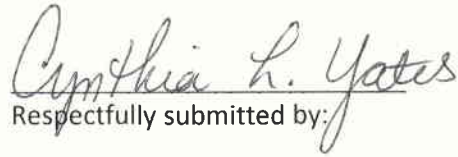
Plan Commission

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John Purdie closed the Public Hearing at 6:54 p.m. John Purdie asked the board members if they had anything to say. No one replied.

Mike Ryle motioned to grant the variance to allow Mr. Commerford to reduce the east side setback from 12' to 11' 7 ¼" and to allow him to reduce the west side setback from 12' to 4' - 4' ¾". Chad Waltz seconded the motion. Vote was 5 affirmative.

Meeting adjourned at 6:53 p.m.


Respectfully submitted by:


Approved By: