

MINUTES
BOARD OF ZONING APPEALS
December 7, 2021 at 5:00 o'clock P.M.

Held at the Jefferson County Surveyor's Office, 315 Jefferson St.,
Annex Bldg., Madison, IN 47250

MEMBERS PRESENT: DAVID FERGUSON, DARRELL GINN, VIRGINIA FRANKS,
MIKE SHELTON and ANDY CROZIER

VISITORS PRESENT: CLIFF DAVIS and BOB DEMAREE

STAFF PRESENT: MIKE PITTMAN, County Surveyor, JOSH CLINE, Building
Inspector, LYNETTE ANDERSON, Secretary, and PAT
MAGRATH, Attorney

Chairman David Ferguson called the meeting to order. A quorum was present with no one absent. Darrell Ginn made a motion to approve meeting minutes of November 3, 2021. Virginia Franks seconded the motion. Motion passed unanimously.

New business as follows:

- **Cliff & Alicia Davis**, 3537 N Jefferson Lake Road, Madison, Indiana, Madison Township, containing a total of 30.23 acres, requested a variance from developmental standards from center of road of 55 feet setback instead of the required 90 feet to build a 60'x40' home. The green cards and proofs of mailing were turned in. Due to a ravine and hunting, the 90 feet setback is unattainable. There were no objections from the audience. The board went through the Findings of Fact as follows: **Findings of Fact** -1. The approval will not be injurious to the public health, safety, morals and general welfare of the community *True*. 2. The use and value of the area adjacent to the property included in the variance will not be affected in a substantially adverse manner *True*. 3. The strict application of the terms of the zoning ordinance will result in practical difficulties in the use of the property *True*. **Decision-** The Jefferson County Board of Zoning Appeals voted to *approve* the application for a variance from developmental standards in this matter with members voting as follows: *5-0 approved*. **Conditions of Variance** from developmental standards are as follows: *the two parcels need to be combined to conform to lot size ordinance*. Mike Shelton made a motion to approve the application. Virginia Franks seconded the motion. Motion passed unanimously.

Communications as follows:

- **Appointment of board member:** Darrell Ginn is going to speak with Jim Kleopfer and let Lynette know so she can prepare the paperwork needed for the appointment. (After the meeting, Darrell called Lynette to tell her Jim Kleopfer is willing to serve on the board). Wes

Thomas was also discussed as a possible recommendation but Mr. Thomas' travel schedule keeps him from attending meetings.

Other business as follows:

- **Joint Meeting with Plan Commission, January 4, 2022 at 5:15 p.m. (immediately following BZA regular meeting):** Both boards will discuss Pat Magrath's attorney contract for 2022 and any other business necessary.
- **Next Meeting: Tuesday, January 4, 2022, at 5:00 o'clock P.M. at the Jefferson County Surveyor's Office, 315 Jefferson St., Annex Bldg., Madison, IN**
- **Thank you to Virginia Franks and Mike Shelton for serving several years on the Board of Zoning Appeals. You will be missed!**

Andy Crozier moved for a motion to adjourn the meeting. Darrell Ginn seconded the motion. The motion passed unanimously. The meeting was adjourned.

Minutes prepared:

BY: Lynette Anderson
Lynette Anderson, Secretary

APPROVED THIS 4 DAY OF January, 2022.

JEFFERSON COUNTY BOARD OF ZONING APPEALS

BY: Andy Crozier
~~DAVID FERGUSON, Chairman~~
~~Darrell Ginn, Via Chairman~~
Andy Crozier -