

Board Members

John Simmermon, Chairman
Curt Stephenson, Vice Chairman
Jerry Stamm
Cory Bohlander
Lisa Hobbs

AGENDA
MADISON COUNTY
BOARD OF ZONING APPEALS
August 23rd, 2022 @ 9:00 a.m.
Madison County Government Bldg.
16 East 9th Street, Anderson, Indiana

Staff Members

Rachel Christenson, Interim Director
Liz Bruns, Senior Planner
Stacey Hinton, Office Coordinator
Jeff Graham, Attorney

CURRENT BUSINESS

1. Prayer
2. Pledge of Allegiance
3. Roll Call
4. Approval of July 26th, 2022 BZA Board Minutes

Old Business

1. Petition: 2022-SU-009 – *Tabled from July*
Address: 0 North State Road 9, Anderson
Location: Lafayette Township, District 3 Commissioner
Petitioner: Mervat Fakhoury
Landowners: Ibrahim Fakhoury
Zoning: GC
Request: A Special Use to run a car lot and auto repair in the General Commercial (GC) Zone District
2. Petition: 2022-V-013 - *Tabled from June & July*
Address: 1359 E Zell Road, Summitville
Location: Van Buren, District 3 Commissioner
Petitioner: Terry DeLong
Landowners: Terry DeLong
Zoning: R2
Request: A Variance for Rear Yard Setback Relief in the Single-Family Residential (R2) Zone District

Request: 2022-V-018 – *Tabled from July*
A Variance for an Accessory Structure in front of a Primary Structure in the Single-Family Residential (R2) Zone District

Request: 2022-V-019 – *Tabled from July*
A Variance to allow for a second drive in the Single-Family Residential (R2) Zone District

Madison County Planning Commission
Madison County Government Center
16 E 9th Street, Room 200, Anderson, IN 46016
Ph: (765) 641-9541 Fax: (765) 648-1361
www.madisoncounty.in.gov

Old Business

- 1. Petition: 2020-V-010 - *Modification*
 Address: 2675 West 600 South
 Location: Fall Creek Township, District 1 Commissioners
 Petitioner: James & Candice Stewart
 Land Owners: James A & Candice S Stewart
 Zoning: R2
 Request: A Variance to construct an Accessory Structure in front of a Primary Structure in the Single-Family Residential (R2) Zone District

New Business

- 2. Petition: 2020-V-014
 Address: 2675 West 600 South
 Location: Fall Creek Township, District 1 Commissioners
 Petitioner: James & Candice Stewart
 Land Owners: James & Candice Stewart
 Zoning: R2
 Request: A Variance to allow a second drive in the Single-Family Residential (R2) Zone District

APPEAL

Drew’s Parts
Owner: Kelly Drews

Appeal: Appealing Notice of Violation at 705 E School Street, Anderson issued by Interim Director for Madison County Planning. Under Section 14.7 of the Madison County Land Use and Development Code, conducting uses that do not comply with the provisions or explicit intent of the Ordinance is deemed a civil zoning violation that is enforceable by the Plan Commission and/or Planning Director. The Interim Madison County Planning Director has determined that this parcel is being used for a salvage yard/parts distribution center. To comply with the Madison County Land Use and Development Ordinance, Drew’s Parts may apply for a Rezone of the property from Light Industrial to General Industrial.

MISCELLANEOUS

ADJOURNMENT