

**Minutes
Special Meeting
Board of Zoning Appeals
March 25, 2020**

The Board of Zoning Appeals of the City of Washington met on March 25, 2020, at 7:00 pm in the City Council Chambers. Chairman Don Spillman called the meeting to order with the following members present: Bill Summers, Larry Mullen, Greg Haag, and Don Spillman. David Gray, Michael Allen, Dan Gress and Attorney Tim Dant were absent. After the rollcall, the Chairman stated a quorum was present.

Also attending were Building Commissioner Jon Casper and Plan Commission Secretary Maria Sergesketter.

Minutes from the Board of Zoning Appeals meeting held on March 16, 2020, were approved. Motion to approve the Minutes was made by Greg Haag and seconded by Larry Mullen. A voice vote was taken, Minutes were approved with all in favor.

All persons present who desired to speak during the hearings on cases before the Board were sworn in by Chairman Don Spillman.

The following cases were heard by the Board of Zoning Appeals:

Case V-7-20: Joe Salinas is requesting a variance for a Residence. Variance is for exceeding the 35% maximum lot coverage. The property is located at 1409 McCormick Ave. Property size is 8405 TSF. Parcel Number for the property is 14-10-28-403-004.000-017. Mr. Salinas was present to answer questions. He explained that the extra bathroom was needed in his home living with his wife and daughters. He explained that his materials were ordered and ready to go for this project. He thanked the Board for their time and consideration of this project. With no other questions or statements, Chairman Donald Spillman put the case before the board. Acting Secretary Maria Sergesketter took a roll call vote. Motion passed 4-0 with David Gray, Michael Allen, Dan Gress and Attorney Tim Dant being absent.

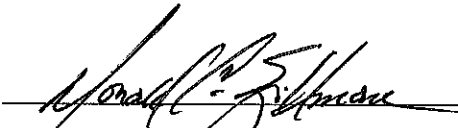
The Criteria for a Variance from Developmental Standards are set out in IC 36-7-4-918.4 in order to grant a Variance from the City's Developmental Standards the Board of Zoning Appeals must determine that at least one of the following criteria exists:


- 1. The approval will not be injurious to the public health, safety, morals, and general welfare of the community:**

2. The use and value of the area adjacent to the property included in the variance/conditional use will not be affected in a substantially adverse manner:
3. The strict application of the zoning ordinance will result in practical difficulties in the use of the property.

In other business Chairman Don Spillman spoke a little more on the 2-mile extra territorial boundary. He had stated that the meeting had been postponed due to the COVID-19 issues. Building Commissioner Jon Casper informed the Board that currently we have 4 – 6 cases will be on the schedule as soon as we can start scheduling them without having to practice social distancing.

With no other business, the meeting was adjourned.


Donald C. Spillman, Chairman or Acting Chairman


Maria Sergesketter, Secretary