

MINUTES
WALTON BOARD OF ZONING APPEALS
Wednesday, August 25, 2021

The meeting of the Walton Board of Zoning Appeals was called to order by Jeremy Hall, President at 7:15 PM in the Walton Town Hall, 100 S. Depot Street, Walton, IN.

ROLL CALL:

Members present: Jeremy Hall, Mac Martin, and Chandler Eurit

Member absent: Nick Pickering and 1 member to be appointed

Staff present: Arin Shaver, Jamey Harper and Peggy Dillon

Public in attendance: Joe Titus

ACTION ON MINUTES:

The minutes of November 19, 2020 and June 23, 2021 were presented. Mr. Martin made a motion to approve the minutes as presented. Mr. Eurit seconded the motion and all were in favor.

Mrs. Harper reported that proper notification has been met on this case.

Mr. Hall asked if any members had any contact with the petitioner, advocates or opponents in today's case. All members said they had not.

All wishing to speak were sworn in.

PUBLIC HEARING:

WBZA #21-02: A petition of Joe Titus requesting a Variance from Development Standards for a setback to install a pool. The property is located at 419 N. Gretchen Street Walton and is zoned NR, Neighborhood Residential.

Mrs. Shaver located the property and gave the following information:

- The proposed pool and deck is within 75 ft of the legal open ditch know as Phillips Ditch
- Variance is needed for this setback
- The Cass County Drainage Board has given approval for this pool
- A pool has been in this location in the past
- All other standards are being met.

Mrs. Shaver stated if this is approved, it will stay with the property.

Mr. Titus stated he has only to add that the new pool will be a little smaller.

Mr. Hall asked if there have been responses from neighbors, staff stated no.

Mr. Hall asked for questions from the Board.

Mr. Martin asked if he had any problems in the past; Mr. Titus stated no, this will be the same pool and no problems with the neighbors.

Mr. Hall stated that there is no public to speak.

Mr. Hall asked for written correspondence, there was none.

The following conditions were read:

1. That all proposals of the petitioner be made conditions of approval.
2. That all other standards of the ordinance be met.
3. That all applicable state and local permits are obtained and proof be given to the Zoning Administrator.

The petitioner agreed to these conditions.

Mr. Martin motioned to bring this petition to a vote. Mr. Eurit seconded the motion and all members were unanimous to approve #21-02.

The Board completed the findings of fact.

Mr. Martin explained the appeals process.

OLD BUSINESS:

None

NEW BUSINESS:

None

There being no further question or comments, the meeting were adjourned at 7:25 PM, August 25, 2021.



Officer, WBZA



Officer, WBZA



Recording Secretary