

The Madison County Board of Zoning Appeals met on the above date at 9:00 A.M. with, Mary Jane Baker, Chairperson, presiding.

Members Present: Mary Jane Baker, John Simmermon, Rick Durham, Bill Hobbs, and Rex Etchison.

Also Present: Ken Ellis, Planning Director, Jeff Graham, Attorney, and Elizabeth Bruns, Board Secretary.

Members Absent: None

CURRENT BUSINESS

1. Prayer by Member Durham
2. Pledge of Allegiance
3. Roll call taken with all Members, present.
4. Member Durham made a motion to approve the minutes of the June 25, 2013 meeting. Member Simmermon seconded the motion. Vote was unanimous in favor of the motion. **June Minutes Approved.**

NEW BUSINESS

1. **Petition:** 2013-V-011
Address: 6853 S. SR. 13 Pendleton
Location: 880-feet north of the intersection of SR 13 and 700 W, on the west side of SR 13
Petitioner: James Riffey
Zoning AG
Request: Proposal to construct a room addition that increases the cubic bulk and expands the nonconforming structure's footprint which will encroach the front yard setback requirement. The existing house is legally nonconforming as to the 200' front yard setback requirement in MCLDC 3.4 AG District Standards and 10.4 Nonconforming Structures (A) & 10.7 (A).

Direct Ellis presented his staff report with a favorable recommendation.

James Riffey - 6853 S SR 13 - We would like to get our laundry room all on one level, so we are proposing this new addition.

Member Hobbs made a motion to approve 2013-V-011 concurrent with Staff Recommendations. Member Etchison seconded the motion. Roll call taken, vote was unanimous in favor of the motion. **2013-V-011 Approved.**

- 2. **Petition:** 2013-V-012
- Address:** 13037 N SR 37, Elwood
- Location:** ¼ mile north of the intersection of SR 37 & 1300 North, on the west side of SR 37
- Petitioner:** Michael & Carolyn Trimble
- Zoning:** AG
- Request:** 25-foot side yard reduction to 15-feet for the construction of a 24'x24' Accessory Structure

Direct Ellis presented his staff report with a favorable recommendation.

Faith Trimble – 13037 N SR 37. We would like to put up a small pole building to store lawnmowers in. We don't want to have to take down a bunch of trees and this is why we are her to get a setback reduction. Originally we wanted a 12' setback which would enable us to keep all of our trees.

Director Ellis stated that we could modify this petition to 12' if the Board would like to.

Member Simmermon made a motion to approve 2013-V-012 with a change to the original request reducing the setback to 12', and per Findings of Fact. Member Hobbs seconded the motion. Roll call taken, vote was unanimous in favor of the motion.

2013-V-012 Approved.

MISCELLANEOUS – None Presented

Adjournment: 9:11:49 A.M.

Mary Jane Baker, Chairman

Elizabeth Bruns, Board Secretary