MINUTES FOR MINSTER ZONING BOARD OF APPEAL

7:30 PM 01/13/15

I. Zoning Board Present (P) or Absent (A):

Steve Bruns	P	Brad Garmann, Pres	P
Ned Sielschott	P	Linda Kitzmiller, Vice Pres	P
Jean Hinker	A	James Hearn, Solicitor	P
Don Harrod ZA	P		

Also Present:
Dennis Kitzmiller
Brad Meyer
Ben Baumer

II. Public meeting called to order by President Garmann at 7:00 pm
One item was discussed in the public meeting:

- A variance request by Brad and Cara Meyer property owners of Lot 59 and 60 in Parkview Acres Subdivision. The Meyer's would like to construct a detached accessory building with a height of 25'-8". The Meyer's would need a 10'-8" variance from the standard 15' height requirement. B. Baumer explained that the Meyer's would like to construct a home on the lots as well as the accessory building. In order to keep the roof pitch of the home similar to the roof pitch of the accessory building the height limit would need to exceed what is allowed by zoning. B. Baumer stated that the home and the accessory building would blend in nicely together. B. Meyer stated that the accessory building would also provide some privacy from traffic on State Route 66. B. Baumer indicated that the most affected property owner would be the Weigandt's. B. Meyer replied that he had already spoken with Mr. Weigandt. D. Harrod also stated that he had spoken with Dick Weigandt and he saw no problem with the variance request. L. Kitzmiller inquired about whether the mounding on State Route 66 extended that far north. B. Baumer answered that it did. L. Kitzmiller also asked about the height of the accessory building compared to the east portion of the proposed home. B. Baumer explained that the east portion of the house would be very similar to the height of the accessory building.

III. President Garmann called the regular meeting to order at 7:05pm.

IV. The minutes from the October 14, 2014 meeting and the November 11, 2014 meeting were read. Both sets of minutes were approved on a motion by L. Kitzmiller and S. Bruns. All members voted in favor of the motion.

V. New Business:

1) Election of Officers for 2015 Zoning Board of Appeals

L. Kitzmiller moved and N. Sielschott seconded a motion to elect Brad Garmann as President. Motion passed.

N. Sielschott moved and S. Bruns seconded to a motion elect Linda Kitzmiller as Vice-President. Motion passed.

Harrod was appointed as Secretary.

2) A variance request by Brad and Cara Meyer owners of Lots 59 and 60 in Parkview Acres Subdivision. The Meyer's are requesting a 10'-8" height variance for an accessory building. B. Garmann stated that the Board has dealt with these variances in the past and he felt that the proposal would match the home

very nicely. Being no further discussion, a motion was made by N. Sielschott and seconded by S. Bruns to approve the request. All members present voted in favor of the motion.

VI. Old Business

1) L. Kitzmiller asked about the material that was stored outside in the parking lot at Dannon. Harrod indicated that he had spoken with Aaron Davis of Dannon several times and that he would be issuing a formal property maintenance code violation to Dannon.

2) L. Kitzmiller also asked about how best to deal with the parking of recreational vehicles/trailers in front yards/driveways this spring. It was suggested that Harrod would send out another letter to those who have been identified as well as another article explaining the regulations in the town newsletter.

3) B. Garmann asked about the re-zoning request by the Cottage Café. Harrod stated that the Council held a public meeting on the 6th of January and would be making a decision on the request at the upcoming January 20th council meeting. He explained that council could either uphold the recommendation of the planning commission or overturn that recommendation.

VII. Comments:

There were no comments.

VIII. Adjournment

1) N. Sielschott moved and L. Kitzmiller seconded a motion to adjourn at 7:17 pm. Motion passed.