

BOARD OF ADJUSTMENT
CYNTHIANA

REGULAR MEETING
MEETING MINUTES

OCTOBER 12, 2017

Courthouse Community Room

6:00 P.M.

Call to Order

Chairman Joseph Ammerman called the meeting to order at 6:00 p.m.

Present: Joseph Ammerman-Chairman, Charles Biancke-Vice Chairman, Lois Gross-Secretary, James Brooks and Frazer LeBus
Rochelle Boland-Legal Counsel
Charlene Fuller-Recording Secretary

Absent: Bonnie Skinner

Minutes-September 14th, 2017

Lois Gross made a motion to approve the minutes of October 12, 2017 as presented. Charles Biancke seconded. Biancke, Ammerman, Brooks, LeBus and Gross voted yes. None voted no. Motion Passed 5-0.

Items for postponement or withdrawal:

#2017-CB-09, Bruce Bennett-Request for Conditional Use for any other determined to be adaptable to this zone by the Board of Adjustment (small spinning mill) for property at 235 Stokely Lane. Zoning: Residential Three District (R-3) (Art. 10 Sec. 10.4.C.6). Have withdrawn their application.

Old Business:

None.

New Business:

#2017-CB-07, Cynthiana Christian Church-Request for Conditional Use for any other use determined to be adaptable to this zone by the Board of Adjustment and Variance to the setbacks of the property lines for 202 North Main Street. Zoning: Residential Three District (R-3). (Art. 10. Sec. 10.4.C.6 and 10.4.E)

Public Comment:

There were none.

Frazer LeBus made a motion for approval of a conditional use under Article 10 Section 10.4.C.6 of the Zoning Ordinances for property at 202 N. Main St. Residential Three District (R-3). Based on the fact that it has been operating at that location for many years.

Lois Gross seconded. Ammerman, Brooks, LeBus and Gross voted yes. Biancke abstained from the vote as a member of the Church. None voted no. Motion Passed 5-0.

Frazer LeBus made a motion to approve the variance on the for a 14 ft. 2 in. front yard on Main Street and 7 ft. 10 in. off Cromwell Alley way variance. The board adopts the finding of facts setforth in the proposed staff report. Lois Gross seconded. Ammerman, Brooks, LeBus and Gross voted yes. Biancke abstained from the vote as a member of the Church. None voted no. Motion Passed 5-0.

#2017-CB-08, Michael Childers Request for Variance to the setbacks of the property linesfor for property at 109 N. Walnut Street. Zoning: Residential Three District (R-3) (Art. 10 Sec. 10.4.E).
Public Comment:

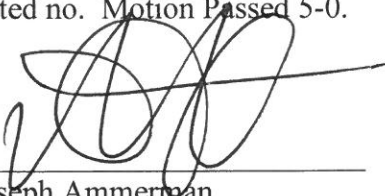
Frazer LeBus made a motion to approve the request for a variance to south side yard to 2 ft. and rear yard to 8 ft. for property at 109 N. Walnut St. Zoning: Residential Three District (R-3) and adopts the findings of fact: 1.) Will not create a hazard . 2.) The site will be in general character of the surrounding area, and will not impair essential character of the surrounding area and is subject to compliance with all other development standards applicable to the R-3 zoning district. Charles Biancke seconded. Biancke, Ammerman, Brooks, LeBus and Gross voted yes. None voted no. Motion Passed 5-0.

Other Business:
Old Business
There was none.


New Business:
There was none.

Adjourn

Lois Gross made a motion to adjourn being no other discussion at 6:21 p.m. James Brooks seconded. Biancke, Ammerman, Brooks, LeBus and Gross voted yes. None voted no. Motion Passed 5-0.



Joseph Ammerman
Chairman



Lois Gross
Secretary