

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 (arriving at 9:02:21), Bill Hobbs, and Rick Durham.

Also Present: Tim Westerfield, Planner, Jeff Graham, Attorney, and Elizabeth Bruns, Board Secretary.

Members Absent: Rex Etchison

CURRENT BUSINESS

1. Prayer
2. Pledge of Allegiance
3. Roll call taken with Rex Etchison being absent.
4. Member Baker asked if anyone had any changes/corrections for the minutes of the November 26th meeting. After no response, Member Baker said minutes stand as presented. **Minutes Approved.**

NEW BUSINESS

1. Petition: 2013-V-022 & 2014-SU-004
Address: 12413 Jackley Road, Elwood
Location: North of SR 28, on Jackley Road
Petitioner: Steve Narducci for Irv Larson, Property Owner
Zoning: CR
Request: A special use to allow for a wireless communication tower to be erected on this property, and a variance for maximum height requirement in a CR district.

Tim Westerfield presented the Staff Report with a favorable recommendation.

Board Attorney Graham stated that we will need to vote on the special use and the variance separately, and we need to vote on the special use first.

Steve Narducci – Zig Wireless – 5250 West 400 South, Muncie. Since the tower will not exceed 199' we will not need FCC or FAA approval.

Pat Manship – Madison County Surveyor. One of the hot topics with these towers is It is nice to get a commitment from them that we the County can put an antenna on the tower as long as it meets the other government requirements.

Tim Westerfield stated that the tower space should be on a first come first serve basis.

Member Hobbs asked if we have a commitment with them to remove the tower if they abandon it.

Mr. Narducci stated that the tower is of value to them and they would not leave it if they decided to no longer use it on this site.

Member Simmermon made a motion to approve 2013-SU-004 as stated with the terms of conditions with the office as stated earlier and also with the understanding that at the end of the use of the tower, Zig Wireless will remove the tower. Member Durham seconded the motion. Vote was unanimous in favor of the motion. **2013-SU-004 approved with conditions.**

Member Simmermon made a motion to approve Petition 2013-V-022 as presented by the staff and also for the option of the County being able to mount an antenna on the tower if feasible and safe. Member Hobbs seconded the motion. **Petition 2013-V-022 approved with conditions.**

- 2. Petition: 2013-V-023
- Address: 439 East 600 North
- Location: South side of 600 North, east of SR 9
- Petitioner: Brian Holden, Property Owner
- Zoning: R-1
- Request: Variance of rear setback relief from 25' to 6'4".

Mr. Westerfield presented the Staff Report with a favorable recommendation.

Brian Holden – 439 East 600 North, Alexandria. I'm just wanting to basically build another garage on my property so that I can get things put away and don't have enough room with my current situation.

Discussion held on utility easements, no business to be conducted in the proposed building to which Mr. Holden agreed.

Member Simmermon made a motion to approve Petition 2013-V-023 per Findings of Fact. Member Hobbs seconded the motion. Vote was unanimous in favor of the motion. **Petition 2013-V-023 approved.**

MISCELLANEOUS

Chairman Baker informed the Board of the January and February meeting dates as the 2014 Calendar has not yet been completed. No other business was presented. Chairman Baker adjourned the meeting 9:25:58.

Mary Jane Baker, Chairman

Elizabeth Bruns, Board Secretary

