

**DELAWARE-MUNCIE METROPOLITAN BOARD OF ZONING APPEALS
FEBRUARY - 2024 REGULAR MONTHLY MEETING
AGENDA**

DATE: February 29, 2024

PLACE: Commissioners Court Room
3rd Floor, Delaware County
Building

TIME: 6:00 P.M.

PLEDGE OF ALLEGIANCE:

INTRODUCTION/CONFIRMATION OF MEMBERS:

ROLL CALL:

vacant

**Ellen Brannon
Delaney Fritch
Mike Jones**

**Sue Kaiser
Leslie Mathewson
Allen Wiseley**

MINUTES: Consideration of the January, 2024 regular monthly meeting minutes.

NEW BUSINESS:

BZA 04-24 Jurisdiction: Board of Zoning Appeals

Special Use Being a public hearing on the matter of an application filed by **Delaware County Redevelopment Commission**, 100 West Main Street, Muncie, Indiana, requesting a special use under the terms of the Delaware County Comprehensive Zoning Ordinance to allow a charitable institution emergency transitional residence development in a residence zone on premises located on the west side of Tillotson Avenue south of Cornbread Road, Center Township, Delaware County, Indiana, as more accurately described in the application.

BZA 05-24 Jurisdiction: Board of Zoning Appeals

Being a public hearing on the matter of an application filed by **Phillip Mark and Stacy R. Mark Jeurisson**, 2600 West Riggins Road, Muncie, Indiana, requesting a variance of use from the terms of the City of Muncie Comprehensive Zoning Ordinance to allow conversion of an existing 6-bedroom house into two dwelling units in a single-family residence zone on premises located at 1800 North Rosewood Avenue, Muncie, Indiana, as more accurately described in the application.

BZA 06-24 Jurisdiction: Board of Zoning Appeals

Being a public hearing on the matter of an application filed by **Wise Food Company Incorporated and TD Wise Real Estate Incorporated**, 5100 North Twin Ponds Lane, Muncie, Indiana, requesting a variance from the terms of the City of Muncie Comprehensive Zoning Ordinance to allow creation of three lots through platting without meeting all of the performance standards for the existing commercial development on premises located on the east side of Walnut Street north of Centennial Avenue, Muncie, Indiana, as more accurately described in the application.

BZA 07-24 Jurisdiction: Board of Zoning Appeals

Being a public hearing on the matter of an application filed by **Justin and Cami Mills**, 1201 West County Road 1200 North, Muncie, Indiana, requesting a variance of use from the terms of the Delaware County Comprehensive Zoning Ordinance to allow keeping chickens, goats, pigs and turkeys on 5 acres in a residence zone on premises located at 1201 West County Road 1200 North, Union Township, Delaware County, Indiana, as more accurately described in the application.

BZA 08-24 Jurisdiction: Board of Zoning Appeals

Being a public hearing on the matter of an application filed by **Timothy and Karita Tackett**, 507 North Eastwood Avenue, Muncie, Indiana, requesting a variance from the terms of the City of Muncie Comprehensive Zoning Ordinance to allow a decreased dwelling width for placement of a mobile home in a residence zone on premises located at 511 North Eastwood Avenue, Muncie, Indiana, as more accurately described in the application.

BZA 09-24 Jurisdiction: Board of Zoning Appeals

Being a public hearing on the matter of an application filed by **Dustin and Cortney Felton**, 105 South County Road 550 East, Selma, Indiana, requesting a variance from the terms of the Delaware County Comprehensive Zoning Ordinance to allow a decreased lot area so that an existing dwelling can be separated from the tillable acreage through platting on premises located at 8330 and 8440 South U.S. 35, Perry Township, Delaware County, Indiana, as more accurately described in the application.

REPORT FROM DIRECTOR:

ADJOURNMENT: