



**PORTER COUNTY BOARD OF ZONING APPEALS
HEARING OFFICER
September 13, 2018 – MEETING MINUTES**

LOCATION: County Administrative Center, Ste 205 TIME: 1:00 p.m.
155 Indiana Avenue, Valparaiso IN

MEMBERS IN ATTENDANCE

Rick Burns, Hearing Officer
Kristy Marasco, Assistant Director
Kelly Cadwell
Monica Gee

Approval of Minutes: Rick Burns moved to approve minutes from the August 9, 2018 BZA Hearing Officer meeting.

NEW BUSINESS

Case: DV-18-0050

Applicant: Jerry Wilson

Location: 831 South 400 West, Hebron Boone Township

Zoning: A1, General Agricultural District.

Request: To exceed the maximum height allowed of 20' to be at 20' 10.5" and to exceed the maximum floor area, of the cumulative square footage for all accessory structures on the lot (two percent (2%) of the square footage of the lot), for a proposed (36' X 48') pole barn.

Jerry Wilson presented. This will be used for storage. He wants to get some clutter out of his garage and house. He will store his RV and an antique tractor in there also.

Public Hearing:

Seeing no one wishing to speak; Rick Burns declared the Public Hearing closed.

Discussion: Because he is putting a 12' door in the height is required. This will be behind the house and behind the swimming pool. There will not be a driveway to the unit. Emergency units will drive through the yard if necessary. The shed in the front will be moved by November. No building permit will be issued until that shed is moved.

Motion: Rick Burns moved to approve Case DV-18-0050 contingent on the shed being moved. No building permit will be issued until moved. Site is to be visited prior to issuing permit. No business allowed. If so, building may be removed by the County at the owner's expense.

Case: DV-18-0051

Applicant: Diane Terpstra, c/o Chris Wiltfang with Wiltfang Builders Inc.

Location: 742 South 500 West, Hebron, Boone Township

Zoning: RR, Rural Residential District.

Request: To allow a reduction in the front yard setback on an existing legal nonconforming primary structure for a proposed room addition (9 X 7') in the rear of the house.

Chris Wiltfang presented. He is proposing a 9 X 7 room addition.

Public Hearing:

Seeing no one wishing to speak; Rick Burns declared the Public Hearing closed.

Discussion: NIPSCO will stake out the meter and it will be relocated.

Motion: Rick Burns moved to approve Case DV-18-0051.

Case: DV-18-0053

Applicant: Ryan Kelly

Location: 385 East 554 North, Valparaiso, Washington Township

Zoning: RR, Rural Residential District.

Request: To allow for a proposed (30' X 45') pole barn to be placed in the front yard.

Ryan Kelly presented. This location is necessary because there is a 15' drop in the back yard and he has a large septic system.

Public Hearing:

Seeing no one wishing to speak; Rick Burns declared the Public Hearing closed.

Discussion: This will be used for storage only. He will put it at a little bit of an angle so he can use the existing drive.

Motion: Rick Burns moved to approve Case DV-18-0053 with the condition that no business is in the pole barn. If so, it may be removed by the County at the owner's expense.

Case: DV-18-0055

Applicant: Jason and Alexis Beckwith, c/o Sam Langley

Location: 1101 North 400 East, Chesterton, Jackson Township

Zoning: RR, Rural Residential District.

Request: To exceed the maximum height for a proposed carriage barn from 20' to be at 23'.

Sam Langley presented. This will have a New England look. It will be used for storage.

Public Hearing

Seeing no one wishing to speak; Rick Burns declared the Public Hearing closed.

Discussion: A driveway is not needed. This will not be seen from the road.

Motion: Rick Burns moved to approve Case DV-18-0055 with the condition that no business is in the carriage barn. If so, it may be removed by the County at the owner's expense.

There being no further business, the meeting adjourned at 1:20 p.m.

Rick Burns, Hearing Officer

Kristy Marasco, Assistant Director