

Minutes
Board of Zoning Appeals
March 23, 2022

The Board of Zoning Appeals of the City of Washington met on March 23, 2022, at 7:00 pm in the City Council Chambers. Chairman Don Spillman called the meeting to order with the following members present: Bill Summers, Larry Mullen, Greg Haag, Jim Pfoff, Jon Pierce, David Gray, and Don Spillman. Attorney Tim Dant was absent. After the rollcall, the Chairman stated a quorum was present.

Also attending were Building Commissioner Jon Casper, Daviess County Assistant Plan Director Jazmin Murfee, and Plan Commission Secretary Maria Sergesketter.

Minutes from the Board of Zoning Appeals meetings held on February 23, 2022, and March 9, 2022, were approved. Motion to approve the Minutes was made by Greg Haag and seconded by Larry Mullen. A voice vote was taken, Minutes were approved with all in favor.

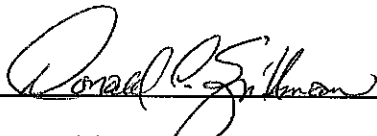
The following cases were heard by the Board of Zoning Appeals:

Case SE-11-22: Eugene Underhill is requesting Special Exceptions. 1. Use R-3 standards 2. Live on a parcel zoned C-4. This property is zoned Commercial Roadside Business C-4. The property is located at 2351 E National Hwy. Property size is 1.45 acres. Parcel number for the property is 14-10-36-202-009.001-017. Mr. Underhill was present to explain his project and circumstances as to why he was at the meeting. Chairman Don Spillman asked if he wanted the whole parcel assigned with R-3 standards? Mr. Underhill responded yes. Building Commissioner Jon Casper explained why we asked to use R-3 standards. It is because there are multiple buildings present, not for multi-complex buildings. Larry Mullen asked if the main driveway would serve the new duplex as well. Mr. Underhill responded yes. Bill Summers asked if this duplex would be used as rentals. Mr. Underhill responded yes. Greg Haag made a motion to grant R-3 for current buildings and for new duplex being built, but rest of parcel would be subject to follow R-2 standards. David Gray seconded. A voice vote was taken, all were in favor. With no other questions, Chairman Donald Spillman put the case before the board. Acting Secretary Maria Sergesketter took a roll call vote. Motion passed 7-0.

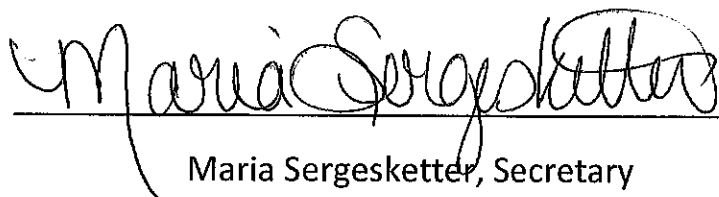
Case SE-7-22: Luis Flores Mejia is requesting a Special Exception. Operate a dance hall in the shopping complex. This property is zoned Commercial Shopping Center C-3. The property is located at 900 W National Hwy Suite 10. Property size is 13.79 acres. Parcel number for the property is 14-10-33-101-013.001-017. Mr. Mejia was present to answer all questions. He stated that he would be open Thursday, Friday, and Saturday evenings. The hours would be 6 pm to 3am. He said there will be security to check ID's and check for weapons. The security would be from a security company, not friends. Chairman Don Spillman asked if he would have cameras? Mr. Mejia responded yes. Mr. Mejia stated that he did not want to create any sort of trouble within Washington. He would also have rules established for the Dance Hall. Remonstrators present were Clayton and Tana Scott. Mr. & Mrs. Scott are concerned with noise. The Board discussed and informed Mr. & Mrs. Scott of the City of Washington's noise ordinance. David Gray asked Mr. Mejia if this was his first attempt at running this type of business? Mr. Mejia responded yes, Washington has an Alcohol License available, Jasper did not. Building Commissioner Jon Casper spoke to the Board about the State of Indiana's involvement in this project and occupancy rules. Greg Haag made a motion to place security cameras inside and out along with security for crowd control. Larry Mullen seconded. A voice vote was taken, all were in favor. With no other questions, Chairman Donald Spillman put the case before the board. Acting Secretary Maria Sergesketter took a roll call vote. Motion passed 4-3 with Bill Summers, Jon Pierce, and David Gray voting nay.

In other business, Building Commissioner Jon Casper informed the Board about the potential in April.

With no other business, the meeting was adjourned at 8:15 p.m.



Donald C. Spillman, Chairman or Acting Chairman



Maria Sergesketter, Secretary