

The Hendricks County Board of Zoning Appeals met in the Hendricks County Government Center, in the Meeting Room 4 and 5; Monday, October 17, 2016. The meeting began at 7:30 p.m. Members present included, Anthony Hession, Sonnie Johnston, and Walt O'Riley. Also present were Don Reitz, Planning Director, Nicholas Hufford, Planner, and Kim Cearnal, Recording Secretary.

Mr. Hession read the Rules of Procedure for the Board of Zoning Appeals meeting.

Everyone stood and recited the Pledge of Allegiance.

Mr. Hession asked for a motion for approval of the minutes from the September meeting.

Mrs. Johnston made a motion to approve the September 19, 2016 meeting minutes.

Mr. O'Riley seconded the motion.

VOTE: For- 3 Against- 0 Abstained-2 APPROVED
SEPTEMBER 19, 2016 MEETING MINUTES

VAR 15-16: Cal-Cait, LLC for a Variance from development standards to allow a reduction in Non-Residential Design Standards 8.3.H.1,2,4(a)(1) on an accessory building on a combined total acreage of 6.16 acres in Guilford Township.

Mr. Reitz stated this case has been withdrawn from the agenda.

Mr. Hession asked for a motion on the withdrawal from VAR 15-16.

Mrs. Johnston made a motion to withdrawal petition for VAR 15-16.

Mr. O'Riley seconded the motion.

VOTE: For- 3 Against- 0 Abstained-2 APPROVED
WITHDRAWAL VAR 15-16: Cal-Cait, LLC

SE 13-16: Central States Tower for a Special Exception for a wireless communication tower on a leased .147 acre of a 27.55 acre parcel in Middle township.

The staff presented a power point presentation and Mr. Hufford pointed out where the property is located.

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Russell Brown, 320 N. Meridian St, Suite 1100, Indianapolis, IN., Mr. Brown stated this is a request to build a 165 foot monopole tower with one 160 feet in height with a 5 foot lightening rod. He stated that Verizon Wireless is a confirmed tenant at this location and will take the 140 foot center line and that leaves three additional co-locators. Mr. Brown stated that there is landscaping on all four sides as stated in conditions. He stated it will be surrounded by a (7) seven foot tall fence with (1) one foot of barbed wire on top of fence. Mr. Brown stated this tower will add to cell coverage between Pittsboro and the Lizton area. He stated this tower will off load some from a tower that is to the south of proposed location.

Mr. Hession asked if the board had any questions.

There were none.

Mr. Hession opened the public hearing.

No one had signed up to speak.

Mr. Hession closed the public hearing portion.

Mr. Hession asked if the staff had any further comments.

There were none.

Mr. Hession asked for a motion on SE 13-16.

Mrs. Johnston made a motion to approve SE 13-16 subject to staff's letter and positive facts of findings.

Mr. O'Riley seconded the motion.

VOTE: For- 3 Against- 0 Abstained-2 APPROVED
SE 13-16: CENTRAL STATES TOWER

Being no further business, the meeting was adjourned at 7:37 P.M.


AREA BOARD OF ZONING APPEALS
HENDRICKS COUNTY, INDIANA

October 17, 2016

A handwritten signature in black ink, appearing to read "A. L. Hession", written over a horizontal line.

Anthony Hession

Chairman

A handwritten signature in blue ink, appearing to read "Don F. Reitz", written over a horizontal line.

Don F. Reitz, AICP
Secretary to the Board