

Eudora Board of Zoning Appeals Meeting Minutes

August 3, 2017

Russ Bishop, Chairman	Present
John Scott	Present
Charlie Watts	Present
Allan Buck	Present
Josh Harger	Present, arrived 7:01pm

Additional Attendees:

Curt Baumann, Codes Administrator

Quorum for Board of Zoning Appeals noted and posted.

Meeting called to order at 7:00 p.m. by Chairman Bishop.

The pledge of allegiance was recited.

General Business:

1. Secretary, Eric Strimple made motion to amend the meeting agenda adding the swearing in of Josh Harger, new board member. **Board approved the amendment, all ayes, motion carried 5-0.**
Secretary Strimple administered the oath of office to Josh Harger.
2. Consider meeting minutes of June 25, 2015 meeting. Meeting minutes were approved as distributed.

Public Hearings:

1. **Consider an application, (case #001-17) by Russell Seybert for a variance of the Zoning Regulations allowing the City of Eudora property restriction of 100 lft minimum lot depth to be reduced to 99.1 lft for a non-conforming lot of record located at 0 Church St.**

Codes Administrator Baumann wanted it noted that applicant Russell Seybert was no longer interested in the variance request, but the land owners, Mike and Lori Smith are continuing with the variance request to make it a buildable lot.

Chairman Bishop opened the floor to any public comments or questions regarding the variance request. Joan Fletcher asked questions that were deemed to not pertain to the variance request. No other questions or comments were heard.

Chairman Bishop brought the meeting back to the Board for discussion. Board member Watts asked if the size of the lots got smaller as they moved north towards the river. Baumann stated that he was not sure. Chairman Bishop stated that lot sizes were done by dividing the blocks into even lot sizes and lot size varied by block since each block was a little bigger or smaller than the other in the original plats of Eudora.

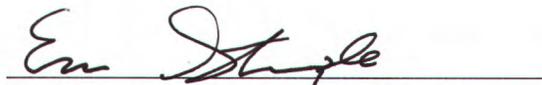
Chairman Bishop went through the seven variance standards, uniqueness, adjacent property, hardship, public interest, and spirit and intent. The board agreed unanimously that all requirements have been met.

Chairman Bishop made a motion to approve the variance request making 0 Church Street a buildable lot, Charlie Watts seconded, all ayes, motion carried 5-0.

Meeting adjourned at 7:11 pm.



Russ Bishop, Chairman



Eric Strimple, Secretary