



CLARK COUNTY BOARD OF ZONING APPEALS

April 20, 2022

The regular scheduled meeting of the Clark County Board of Zoning Appeals (BZA) was held on Wednesday, April 20, 2022, starting at 5:00 p.m. in the County Council Room, Room 418, Fourth Floor, Clark County Government Building, Jeffersonville, Indiana.

The following Board Members and staff were present in the open meeting:

BZA Members:

Duard Avery., Vice Chairman

Kim Baker

Guy Guernsey

The following BZA members were not present at the meeting:

Keith Coats

Staff:

David Nachand, Attorney

Cathy Denison

Amy Williams

Jason Stanley

Stacy Gettings

The following appeared on the Agenda:

1. Call to Order: The meeting was called to order at 5:00 P.M. by Vice Chairman Duard Avery.
2. Election of Officers: Kim made a motion to elect Duard Avery as the Chairman of the BZA. Guy Guernsey seconded the motion. Motion carried 3-0.
3. Approval of the prior minutes from the Feb. 20, 2022 meeting. Kim made a motion to approve, Guy seconded the motion. Motion carried 3-0.
4. Old Business:
 - a. 2022-03-BZA: Christopher Taylor is requesting a variance on the age of his modular home to be placed on parcel number 10-03-14-600-015.030, located at 10302 Highway 60, Sellersburg, In. Petitioner has a 1994 modular home that is in good condition that will sit 0.2 miles from the road. His purpose in moving the modular home is so he will be close to his ailing father. Cathy Denison read the list of adjoiners. No one was present for or against the petition. Cathy read the Staff report and findings of fact. The home has been well maintained and pictures were provided. Cathy reported that there have been a few phone calls regarding the placement of the home in regards to the

neighboring subdivision. Guy made a motion to approve with conditions as stated in the staff report., Kim seconded the motion. Motion carried 3-0.

- b. 2022-04 BZA: Callis Holdings, LLC requests a special exception use for a campground on parcel number 10-03-05-700-148.000-003, located at River's Edge, Charlestown, In. Nathan Grimes, Renaissance Design Build, represented the petitioner who is requesting a campground on this parcel which will be divided into 8 lots for rental. Sewer and Electric will be hooked up at each site. Approval of this petition is contingent on approval from the DNR, as it is in the flood zone. No one was present in the audience for or against the petition. Cathy read the staff report and findings of fact. Kim made a motion to approve with conditions stated in the staff report, Guy seconded the motion. Motion was carried 3-0.
 - c. 2022-01-BZA: Jordan Lee Lenz requests a variance from Development standards for the age of a modular home to be placed on parcel # 10-08-12-400-018.000-029, located at 7631 Oscar Long Rd., Charlestown, In. The age of the modular home is just over the 5 year maximum age requirement. The home is currently located in Scott County and he wants to move to Clark County. No one was present for or against the petition. Cathy read the staff report and findings of fact. Based on a condition that the parcel owner, Kentucky & Indiana Land company, submits a notarized letter stating their approval for the placement of the modular home since the parcel is currently under contract. Kim made a motion to approve with conditions stated in the staff report., Guy seconded the motion. Motion carried 3-0.
5. Reports, Resolutions, and Communications: A discussion was held regarding the age requirements stated in the UDO. Amy Williams commented we could amend the UDO to increase the age maximum to 10 years.
 6. Adjournment: Kim made a motion to adjourn, Guy seconded the motion. Motion carried 3-0 at 5:40 P.M.

Duard Avery, Chairman

Cathy Denison, Secretary