

TAYLORSVILLE-SPENCER COUNTY
BOARD OF ADJUSTMENT
Meeting Minutes

The Taylorsville-Spencer County Board of Adjustment held a meeting on Thursday, May 11, 2023, at 4:00 pm in the Fiscal Court meeting room at 28 East Main St., Taylorsville, Kentucky.

Chairman Greg Murphy called the meeting to order. Present were Annelle Hoene, Charlie Ethington, Jan Kehne, Greg Murphy and Duane Hume. Also, present Administrator Julie Sweazy and Admin. Assistant Angie Helton.

Approval of the Docket: Motion to approve by Mrs. Kehne, second Mrs. Hoene, all in favor, opposed, motion carries.

Approval of the minutes for April 13, 2023: Motion to approve by Mr. Ethington, second Mrs. Kehne, all in favor, opposed, motion carries.

Chairman Murphy: Any Committee Reports.

Administrator Sweazy: None. But I did log into the KACO training that we do a lot of times in Frankfort and that is going to be in October. It's a little ways out but just keep that in mind.

Administrator Sweazy: Swearing in of everyone wishing to speak.

Chairman Murphy: Unfinished business.

Administrator Sweazy: We have none.

Chairman Murphy: New business.

Administrator Sweazy: We have the application of **Logan Eschman** requesting a variance on the side yard setback from 15' to 8' from the northwestern side property line at the front of proposed structure and from 15' to 12' on the rear side yard setback located at 1935 Highgrove Road. The applicant has requested to construct a pole barn on their property. Previously was a garage on the property that has since been torn down due to the condition of the structure. The applicant is making this request because the property line runs at an angle as shown on the survey plat. It is part of the Glenn Brook Subdivision it was just seven lots that all have road frontage on Highgrove Road and back up to the creek. They are very narrow but deep lots. Their lot is .83 of an acre. The very back part of the property is in the floodplain but where their home and where they want to build is no way near the floodplain.

Brad Eschman: I'm Logan's father, the previous owner of the property. I sold it to him recently. The other garage was only 20'x24', this one is going to be 30'x36'. The only reason we ask for the variances is the property isn't set perpendicular to the road. The lot is actually at an angle. There are power lines and poles in the backyard, and we requested to try and get Salt River to move it, but as of right now they won't move it because it is supplying power to the neighbors.

Chairman Murphy: What about the lateral lines?

Brad Eschman: They are also there, behind the power pole.

Mrs. Hoene: So, its narrow across but goes deep back.

Mr. Hume: What is the total width of the lot?

Administrator Sweazy: It's 100 feet.

Brad Eschman: But it runs at an angle. We want the garage to run parallel with the house and the road.

Mrs. Hoene: Is the house brick or siding?

Brad Eschman: Brick.

Mrs. Hoene: And the garage?

Brad Eschman: Metal.

Mrs. Hoene: Does it have an upstairs? What about electricity and water?

Brad Eschman: No upstairs, electric yes, water no.

Chairman Murphy: Gravel or concrete floor?

Brad Eschman: Concrete.

Chairman Murphy: All the neighbors been notified and did anyone question it?

Administrator Sweazy: Just one neighbor called in to ask what it meant.

Chairman Murphy: Anymore questions?

Mrs. Kehne: I make a motion that the granting of the variance will not adversely affect the public health, safety, or welfare; it will not alter the essential character of the general vicinity; it will not cause hazard or a nuisance to the public; and it will not allow an unreasonable circumvention of the requirements of the Zoning Regulations. The variance on the side yard setback from 15' to 8' from the northwestern side property line at the front of the proposed structure and from 15' to 12' on the rear side yard setback at 1935 Highgrove Road.

Mr. Hume: Second.

Chairman Murphy: Motion made, second, all in favor, opposed, motion carries.

Administrator Sweazy: I don't have any applications or anything up coming so I will just get a hold of you all if I do.

Mrs. Kehne: Motion to adjourn.

Mrs. Hoene: Second.

Chairman Murphy: Motion made, second, all in favor. Adjourn.

Secretary

Chairman