

**MINUTES OF  
GREEN COUNTY BOARD OF ADJUSTMENT**

1. CALL TO ORDER AND ROLL CALL

The Board of Adjustment met in the County Board Room of the Green County Courthouse in Monroe on Wednesday, January 19, 2022. At 7:00 p.m., the meeting was called to order by Chairman Fahey. Roll call was taken and present were Cal Wasserstrass, Ken Clark, Wayne Dieckhoff, Ted Fahey and Joni Waelchi-Buehl. Also present were Adam Wiegel, Zoning Administrator.

2. CONSIDER THE MINUTES OF THE PREVIOUS MEETING(S)

Motion by Waelchi-Buehl seconded by Wasserstrass to approve the minutes of the December 15, 2021 meeting. The motion carried by unanimous voice vote.

3. SCHEDULE NEXT MONTH'S MEETING AND HEARING DATES

Virtual site visits/Public hearings – Wednesday, February 16, 2022 at 7:00 p.m. County Board Room

4. DISCUSSION AND POSSIBLE ACTION IN REGARD TO THE FOLLOWING ANNUAL INSPECTIONS CONDUCTED BY THE ZONING DEPARTMENT:

A. Lincoln's Double G Concrete, LLC, N4797 Middle Juda Road, Section 6, Town of Jefferson

Inspection of conditional use permit #2017-075 for the operation of a concrete business to dispose of dirt, gravel and old concrete as fill.

B. Eric Becker, W944 Town Center Road, Section 15, Town of Spring Grove

Inspection of conditional use permit #2000-219 for the operation of a custom welding business.

C. Charles Menehan, N3054 Park Road, Section 27, Town of Decatur

Inspection of conditional use permit #1999-258 for the operation of an air conditioning and refrigeration business.

D. Dennis & Jill Crouch, N6899 Little Sugar River, Section 10, Town of Washington

Inspection of conditional use permit #1996-311 for the operation of a dog kennel

E. Buck Guthrie, W9141 Highway 81, Section 5, Town of Jordan

Inspection of conditional use permit #2004-041 for the operation of a toy train barn, outdoor miniature railroad rides, homemade crafts, Guthrie's emorials and tourist information.

F. Tom Saunders, West of County D, Section 26, Town of Exeter

Inspection of conditional use permit #1997-337 for the operation of a limestone quarry.

G. Randall Dreger, N8731 County E, Section 15, Town of Brooklyn

Inspection of conditional use permit #1996-283 for the operation of a motor vehicle repair and wholesale business.

Wiegel gave the Board a summary of the inspections done by the Zoning Department. Motion by Dieckhoff, seconded Eakins to approve the annual inspections. The motion carried by unanimous voice vote.

5. VIRTUAL SITE VISIT(S)

Allan and Mary Chapman, landowners, located at N8932 County D, section 12, Town of Exeter. Application for three variances for the construction of a garage under minimum lot size 13,826 square feet vs county code minimum of 20,000 square feet, in the setback area of County D 19' from the right of way line vs county code minimum of 42' and in the setback area of a rear lot line 6.5' vs county code minimum of 25'.

6.

7. REVIEW PROPOSED ZONING ORDINANCE AMENDMENTS

The Board had a brief discussion in regards to the proposed zoning ordinance amendments.

8. CONDUCT HEARING(S)

A. At 7:30 p.m. Fahey called the CHAPMAN public hearing to order stating that the purpose was to consider applications 2021-660, 2021-661 and 2021-662 for the construction of a garage under minimum lot size 13,826 square feet vs county code minimum of 20,000 square feet, in the setback area of County D 19' from the right of way line vs county code minimum of 42' and in the setback area of a rear lot line 6.5' vs county code minimum of 25'. The land is zoned agricultural and is located at N8932 County D, section 12, Town of Exeter. Roll call of the parties of interest was taken and present were Allan and Mary Chapman, landowners and Ted Fahey Town of Exeter. All other parties of interest were absent. For testimony and evidence presented at the public hearing, refer to shared Public Hearings APP 2021-660, 2021-661 and 2021-662. After hearing all testimony and evidence presented at the public hearing, Eakins made a motion that was seconded by Dieckhoff to approve the variances as requested. Roll call on the motion was as follows Waelchi-Buehl, aye, Clark, aye, Eakins aye and Dieckhoff, aye. The motion carried. Motion by Eakins, seconded by Wasserstrass to recess the public hearing the motion carried.

9. ADJOURNMENT

Motion by Eakins, seconded by Wasserstrass to adjourn. The motion carried by unanimous voice vote.

Larry Eakins  
Secretary

Adam M. Wiegel  
Acting Secretary