

**DELAWARE-MUNCIE METROPOLITAN BOARD OF ZONING APPEALS  
DECEMBER - 2024 REGULAR MONTHLY MEETING  
AGENDA**

**DATE: December 19, 2024**

**PLACE: Commissioners Court Room  
3<sup>rd</sup> Floor, Delaware County  
Building**

**TIME: 6:00 P.M.**

**PLEDGE OF ALLEGIANCE:**

**ROLL CALL:**

**Leslie Mathewson**

**Matt Billington**

**Delaney Fritch**

**Ellen Brannon**

**Mike Jones**

**Dustin Clark**

**Sue Kaiser**

**MINUTES:** Consideration of the November, 2024 regular monthly meeting minutes.

**OLD BUSINESS:**

**BZA 60-24 Jurisdiction: Board of Zoning Appeals**

Being a continuation of a public hearing on the matter of an application filed by **Gerald Dunsmore**, 11590 West County Road 300 North, Muncie, Indiana, requesting a variance from the terms of the Delaware County Comprehensive Zoning Ordinance to allow a decreased side setback for a new barn in a farm zone on premises located at 11590 West County Road 300 North, Harrison Township, Delaware County, Indiana, as more accurately described in the application.

**NEW BUSINESS:**

**BZA 63-24 Jurisdiction: Board of Zoning Appeals**

Being a public hearing on the matter of an application filed by **Shelby Wilber and Benjamin Wilber**, 10001 South State Road 3, Muncie, Indiana, requesting a variance of use from the terms of the Delaware County Comprehensive Zoning Ordinance to allow a state licensed childcare/preschool business in an existing building in a farm zone on premises located at 10001 South State Road 3 South, Monroe Township, Delaware County, Indiana, as more accurately described in the application.

**BZA 64-24 Jurisdiction: Board of Zoning Appeals**

Being a public hearing on the matter of an application filed by **Sandra Walters**, 11501 South County Road 950 West, Daleville, Indiana, requesting an expansion of a variance of use from the terms of the Delaware County Comprehensive Zoning Ordinance to allow up to 35 baby goats in addition to keeping 30 adult goats previously approved on 2.02 acres in a farm zone on premises located at 11501 South County Road 950 West, Salem Township, Delaware County, Indiana, as more accurately described in the application.

**BZA 66-24 Jurisdiction: Board of Zoning Appeals**

Being a public hearing on the matter of an application filed by **Plunty Real Estate, LLC and Alan Robinson**, 11901 East County Road 125 South, Selma, Indiana, requesting a variance from the terms of the Delaware County Comprehensive Zoning Ordinance to allow a decreased street side setback along Pineview Drive for a new dwelling facing Shaffer Road on premises located at the northwest corner of Shaffer Road and Pineview Drive, Hamilton Township, Delaware County, Indiana, as more accurately described in the application.

**BZA 67-24 Jurisdiction: Board of Zoning Appeals**

Being a public hearing on the matter of an application filed by **Muncie Investment II, LLC**, 961 Four Mile Road, Richmond, Kentucky, requesting variances from the terms of the City of Muncie Comprehensive Zoning Ordinance to allow replacement of two existing signs with a 25' tall sign along McGalliard Road and a 10' sign along Hometown Boulevard for an auto sales business on premises located at 6732 West Hometown Boulevard, Muncie, Indiana, as more accurately described in the application.

**REPORT FROM DIRECTOR:**

**ADJOURNMENT:**