

## LEGAL NOTICE OF PUBLIC HEARING

### Adams County Board of Zoning Appeals

Notice is hereby given that the Adams County Board of Zoning Appeals will hold a public hearing on November 16, 2023 at 6:00 P.M. in the Council/Commissioner's Room 100A, 4th Street Entrance on the 1st floor of the Service Complex, at 313 W. Jefferson St., Decatur. At said time and place said the Board will hear the following: (1) An application for Special Use SU-2023-21 filed by Heritage Aggregates LLC at 6311 W St. Rd. 218. They are wanting to expand the current active mining area to the adjacent property. Per County Land Use Ordinance sections 2-4-3-C (9), quarries must obtain a Special Use. The land is located in section 33 of French Township. (2) An application for Development Standards Variance DSV-2023-34 filed by Lev Schwartz at 422 E 200 S. They are wanting to build a new house 850 feet from a neighboring intensive livestock operation. Per County Land Use Ordinance section 2-16-4-C, a residence must be 1320 feet from a neighboring intensive livestock operation. The land is located in section 15 of Monroe Township. (3) An application for Development Standards Variance DSV-2023-35 filed by Daniel & Caroline Girod at 2792 E St. Rd. 218. They are requesting to place a property line 48.4 feet from an intensive livestock operation. Per County Land Use Ordinance section 2-16-4, a property line must be 100 feet from an intensive livestock operation. The land is located in section 01 of Wabash Township. (4) An application for Development Standards Variance DSV-2023-36 filed by Ned & Dixie Kipfer at 3249 S 700 W, represented by Miller Land Surveying. They are requesting to place a property line in a way that would cause a neighboring residence to be 167.2 feet from an intensive livestock operation. Per County Land Use Ordinance section 2-16-4-C, a residence must be 1320 feet from a neighboring intensive livestock operation. The land is located in section 21 of French Township. (5) An application for Development Standards Variance DSV-2023-37 filed by Ned & Dixie Kipfer at 3249 S 700 W, represented by Miller Land Surveying. They are requesting to place a property line 23.6 feet from an intensive livestock operation. Per County Land Use Ordinance section 2-16-4, a property line must be 100 feet from an intensive livestock operation. The land is located in section 21 of French Township. (6) An application for Development Standards Variance DSV-2023-38 filed by Ben & Elizabeth Eicher at 260 E 800 S. He is wanting to replace a structure that is 50 feet from the center of the road. Per County Land Use Ordinance section 2-11-5-A, a structure must be 90 feet from the center of the road. The land is located in section 15 of Wabash Township. (7) An application for Development Standards Variance DSV-2023-39 filed by David Hilty at 9611 S 450 E. He is wanting to operate an intensive livestock operation that will be too close to neighboring residences at distances of 591 feet, 832 feet, and 1037 feet. Per County Land Use Ordinance section 2-16-4-C, an intensive livestock operation must be 1320 feet from neighboring residences. The land is located in section 20 of Jefferson Township. (8) An application for Development Standards Variance DSV-2023-40 filed by Pete & Martha Neuenschwander at approximately 1238 W 100 S. He is wanting to build a new house 720 feet from a neighboring intensive livestock operation. Per County Land Use Ordinance section 2-16-4-C, a residence must be 1320 feet from a neighboring intensive livestock operation. The land is located in section 08 of Monroe Township. (9) An application for Development Standards Variance DSV-2023-41 filed by Patrick Creque at 3535 W 500 S. He is wanting to construct an addition that will be 12.5 feet from a property line. Per County Land Use Ordinance section 2-11-5-B, a structure must be 20 feet from a property line. The land is located in section 25 of French Township. (10) An application for Development Standards Variance DSV-2023-42 filed by Leon Schwartz at approximately 3355 S 300 W. He is wanting to build a new house 770 feet from a neighboring intensive livestock operation. Per County Land Use Ordinance section 2-16-4-C, a residence must be 1320 feet from a neighboring intensive livestock operation. The land is located in section 19 of Monroe Township. All written suggestions or objections to said applications may be filed with the Adams County Board of Zoning Appeals. Interested persons desiring to present their views on said applications, whether in writing or verbally, will be given the opportunity to be heard at the above-listed time and place.

Mark Wynn  
Planning and Zoning Director