

Abilene Board of Zoning Appeals Minutes
Abilene Public Library
209 NW 4th St., Abilene, KS
October 3, 2023, at 3:30 p.m.



1. Call to Order by Chair Sawyer at 3:30 p.m.

2. Roll Call

Board of Zoning Appeals members present: Chair Travis Sawyer, Vice Chair Bill Marshall, Matt Mead, William Rose, Penni Zelinkoff

Absent: Rod Boyd, Eric Anderson

Staff present: Kari Zook, Community Development Director; Kellie Olson, Administrative Assistant

Public present: Anita & Joe Miller

3. Approval of Agenda

Motion by Marshall to approve the agenda as written, seconded by Mead. Motion carried unanimously 5-0.

4. Approval of Minutes

Motion by Mead to approve the November 1, 2022, minutes as written, seconded by Zelinkoff. Motion carried unanimously 5-0.

5. Public Hearing for BZA 23-10, a request by Anita Miller d/b/a Ironstone Wealth Advisors, to allow a variance from the surfacing requirements as outlined under Article 22, Section 22-305 of the zoning regulations of the City of Abilene, KS.

The staff report and recommendations were discussed. Chair Sawyer opened the public hearing at 3:44 p.m. The applicant discussed the project site plan that will create a parking lot in the vacant lot at 103 S Buckeye. The recent fire of the dwelling structure on that lot opened opportunities for her business expansion at 101 S Buckeye. Both parcels are owned by Buckeye Properties, LLC, and were successfully combined with the Dickinson County Appraisers office. Discussion was held regarding the cost of materials, drainage, landscaping plans, and how the maintenance of the gravel will be handled by the property owner. No citizens were present to speak on the matter. The public hearing was closed at 4:05 p.m. Motion by Marshall to approve the variance for an alternate surface of gravel as presented on the submitted site plan, seconded by Zelinkoff. Motion carried unanimously 5-0. There is a 30-day protest period which shall expire on November 2, 2023.

6. Adjournment

Motion by Mead to adjourn at 4:07 p.m., seconded by Rose. Motion carried unanimously 5-0.

ATTEST:

Community Development

Board of Zoning Appeals