

Board of Zoning Appeals Meeting
September 17, 2026, at 6:00 p.m.
Agenda

The Board of Zoning Appeals will have a regular meeting on September 17, 2026, at 6:00 p.m. at the Jennings County Government Center's 1st Floor Meeting Room. This meeting can also be viewed at this location:
<https://www.youtube.com/@jenningscountygovernment7959>

The **first item** will be the reading, correction, and approval of the minutes of August 27, 2026, meeting.

The **second item** will be the variance request of Craig Matern. He has placed a fence on his property located at 8455 N Co Rd 380 W, Scipio. The fence is 6.5 ft tall & a .5 ft variance is needed to meet the 6 ft height requirement for fences. All other setbacks have been met. These requirements can be found in the Jennings County Unified Zoning Ordinance under Table 6-1: Residential Lot Layouts.

Commonly known as: 8455 N Co Rd 380 W, Scipio IN 47273
Legal Description: PT NW ¼ SWQ 30-8-8 2.61
Map Number: 40-04-30-300-010.000-006

The **third item** of business will be the variance request of Mickey Hines, Jr. His plans are to build a new house located at 604 N Elm Street, North Vernon. The structure will sit 30' from the east side of the property, & a 20' variance is needed to meet the 50' front right-of-way requirement. All other setbacks will be met. These requirements can be found in the Jennings County Unified Zoning Ordinance under Table 6-1: Residential Lot Layouts.

Commonly known as: 604 N Elm Street, North Vernon IN 47265
Legal Description: F & C 2 51
Map Number: 40-09-33-140-073.000-004

The **fourth item** of business will be the "Special Use" request of Jeanna Leach Schwering for a Home-Based Business located at 45 W College Street, North Vernon. The business would consist of preparing bakery items in her home & selling them in a small moveable 100 sq ft building on her property.

Commonly known as: 45 W College Street, North Vernon, IN 47265
Legal Description: PT SWQ 34-7-8 .38AC
Map Number: 40-09-34-340-057.000-004

The **fifth item** of business will be the variance request of Bryant Layman & Michael Watts. Their plans are to construct a new house located at 624 E O&M Avenue, North Vernon. The lot width at this location is 50ft, and a 30ft variance is needed to meet the 80ft minimum lot width requirement. The lot size is 7,404 sq ft, and a 2,596 sq ft variance is needed to meet the 10,000 sq ft minimum lot size. All other setbacks will be met. These requirements can be found in the Jennings County Unified Zoning Ordinance under Table 6-1: Residential Lot Layouts.

Commonly known as: 624 E O&M Avenue, North Vernon, IN 47265
Legal Description: N V 251 U
Map Number: 40-09-34-240-114.000-004

Old Business:

New Business:

Adjournment:

Respectfully submitted,

Marie Shepherd, Executive Director – Jennings County Area Plan Commission