

## **LOWELL BOARD OF ZONING APPEALS**

**August 14th, 2025**

Chairman Dave Regan called the meeting to order at 6:00pm. The Pledge of Allegiance was recited. Recording Secretary, Dianna Cade called the roll. The members answering the roll call were Dave Regan, Tom Carwright, Jim Konradi. Shane Lawrence and Dan Calhoun. Also, present was Rich Oman, Director of Planning and Development, and Town Attorney Nicole Bennett.

### **APPROVAL OF MINUTES:**

Mr. Konradi made a motion to approve the regular meeting minutes from July 10<sup>th</sup>, 2025 seconded by Mr. Cartwright and carried with a roll call vote of all ayes.

**OLD BUSINESS:** None

### **NEW BUSINESS:**

BZA #25-008 -863 Valley View. Petition for Variance from Developmental Standards from the requirements of ordinance 155.090 (B) has been filed by Mike Alwardt, 863 Valley View Dr, Lowell, IN. Parcel #45-19-22-178-018.000-038 to erect a fence that is more than three feet (3') in height which is not allowed as stated in the above-mentioned Ordinance. The variance requested is 3' in height.

Mike Alwardt, 863 Valley View. He stated he is requesting to erect a semiprivate 6' fence that will have some slits in it. He is a corner lot. He understands the intention of limiting the height on a corner lot is especially important as not to limit the sight visibility on a corner. The back end of his house is approx. 90' from the corner, he is not going all the way to the street. The fence would be around 10' from the sidewalk and 9' from the corner. The neighbors on his other side do have a fence, and he will be attaching onto theirs. He asked if he could put in a flagpole. Discussion.

Attorney Bennett stated the notice of the public hearing was published in the newspaper however, the notice was not sent to the neighboring property owners within the required legal time frame. Attorney Bennett stated the public hearing will need to be opened to allow anyone present or online to speak for or against this petition. The public hearing will need to be kept open until next month. The petitioner will resend an amended notice to those adjacent property owners with the date of the BZA's next regularly scheduled meeting of September 11<sup>th</sup>, 2025. The proof of mailing receipts will be required to be postmarked ten days prior to the meeting date.

No one is heard online or in person.

Mr. Lawrence made a motion to keep the public hearing open until the regularly scheduled meeting on September 11<sup>th</sup>, 2025, seconded by Mr. Konradi and carried with a roll call vote of all ayes.

Mr. Lawrence made a motion to continue the public hearing on the next meeting date of September 11<sup>th</sup>, 2025, seconded by Mr. Konradi and carried with a roll call vote of all ayes.

**PUBLIC COMMENT:** NONE

**ANNOUNCEMENTS:** Next regularly scheduled meeting will be held on September 11<sup>th</sup>, 2025

**ADJOURNMENT**

With no further comments or questions, Mr. Cartwright made a motion to adjourn the meeting at 6:20 pm, seconded by Mr. Lawrence and carried by a roll call vote of all ayes.

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Dave Regan, President

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Dan Calhoun, Secretary