



CITY OF WESTFIELD, IN
Board of Zoning Appeals Meeting Minutes - 3/10/2026
Tuesday, March 10, 2026 at 7:00 PM

OPENING OF REGULAR MEETING

7:00pm

[YouTube Time: 0:00](#)

Note the presence of a quorum

BZA Members Present In-Person: Mark Keen, Jake Plummer, Larry Clarino.

BZA Members Present Virtually: Billy Bunkowfst, Jeff Boller.

BZA Members Absent: None.

City Staff Present In-Person: Daine Crabtree, Current Planning Manager.

City Staff Present Virtually: None.

Legal Counsel Present In-Person: Nicole Buskill, City of Westfield.

Approval of Minutes - January 13, 2026

Motion: Approve January 13, 2026 BZA Meeting Minutes

By: Larry Clarino

Seconded: Jake Plummer

Yes: Jake Plummer, Larry Clarino, Mark Keen

No: None

Abstain: None

Motion Determination: Passed

Review Rules of Procedure

Crabtree reviewed the rules and procedures.

ITEMS OF BUSINESS

2603-VS-02

1808 Dan Patch Lane

Zach Goldsberry

The Petitioner requests multiple Variances of Development Standard to waive US 31 Overlay standards for the Property, modify the Minimum Lot Size for an existing legal nonconforming lot, and to encroach eight (8) feet into the forty (40) foot northern Front yard Setback to accommodate the expansion of an existing detached accessory building on 1.26 acres +/- in the AG-SF1: Agriculture/Single-Family Rural District (UDO Articles 4.2(C), 4.2(E)(1) as superseded by the Morgan Woods Plat (1972) and 5.2.

(Planner: Daine Crabtree - Dcrabtree@westfield.in.gov)

[YouTube Time: 2:52](#)

Staff presentation / BZA comments / Staff responses.

Public Hearing for 2603-VS-02 opened at 7:05 p.m.

-No public comments.

Public Hearing for 2603-VS-02 closed at 7:06 p.m.

BZA comments / Petitioner responses / Staff responses.

Motion: Approve 2603-VS-02
By: Jake Plummer
Seconded: Larry Clarino

Yes: Jake Plummer, Larry Clarino, Mark Keen
No: None
Abstain: None

Motion Determination: Passed

Motion: Adopt Staff's Findings of Fact 2603-VS-02
By: Larry Clarino
Seconded: Jake Plummer

Yes: Jake Plummer, Larry Clarino, Mark Keen
No: None
Abstain: None

Motion Determination: Passed

REPORTS/COMMENTS

[YouTube Time: 8:10](#)

Plan Commission Liaison

Community Development Department

ADJOURNMENT

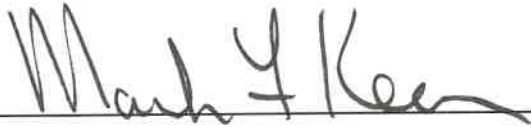
Adjourn

Motion: Adjourn
By: Larry Clarino
Seconded: Jake Plummer

Yes: Jake Plummer, Larry Clarino, Mark Keen
No: None
Abstain: None

Motion Determination: Passed

Signature Page for BZA Minutes for March 10, 2026



Mark Keen
Chairperson



Secretary
Kevin M. Todd, AICP
Director