



**MEETING NOTICE AND AGENDA- ZIONSVILLE BOARD OF ZONING APPEALS SEPTEMBER 11, 2018**

The meeting of the Zionsville Board of Zoning Appeals has been scheduled for Tuesday, September 11, 2018 at 6:30 p.m. in the Zionsville Town Hall Room 105, 1100 West Oak Street, Zionsville, Indiana.

The following items are scheduled for consideration:

- I. Pledge of Allegiance
- II. Attendance
- III. Approval of the August 14, 2018 Meeting Minutes
- IV. Continuance Requests
- V. Continued Business

Docket Number	Name	Address of Project	Item to be considered
2018-24-UV	M. Villanueva	7300 Hunt Club Road	<b>Continued from July 10 to August 14, 2018. As a result of an indecisive vote, continued to September 11, 2018 Meeting</b> Petition for Use Variance to allow a former private club facility, to serve as a public Reception Hall/Gathering Place within the Rural Equestrian (RE) Zoning District.

VI. New Business

Docket Number	Name	Address of Project	Item to be considered
2018-29-SE	A. Davis	775 E & SR 32	Petition for Special Exception to allow for a new residential building in an Agricultural Zoning District (AG).
2018-31-SE	A. Safa	6925 E SR 32 (Estimated)	Petition for Special Exception to allow for: 1) A division of land to create a (3) lot residential Minor Plat 2) New residential homes to be constructed in an Agricultural Zoning District (AG).
2018-32-DSV	A. Safa	6925 E SR 32 (Estimated)	Petition for Development Standards Variance in order to provide for a new single family home on a lot which: 1) Deviates from the required 3:1 lot width to depth ratio in the Agricultural Zoning District (AG).

2018-33-DSV	Rottmann Collier Development LLC	260 N MAIN STREET	Petition for Development Standards Variance in order to provide for the construction of a new single-family dwelling with attached garage which: 1) Exceeds the required lot coverage of 35%, to 47% 2) Deviates from the required rear yard setback in the Residential Village Zoning District (R-V).
2018-36-DSV	H. Hansen	12181 DAUGHERTY DRIVE	Petition for Development Standards variance in order to provide for the construction of a detached garage which: 1) Exceeds the allowable accessory square footage in the Urban Single-Family Residential Zoning District (R-SF-2).
2018-37-DSV	N. Laviolette	9886 E 100 South	Petition for Development Standards Variance in order to allow a 2-lot split of 18.39 acres, into a 4.5 acre and 15.5 acre lot, in which: 1) one lot does not meet the Lot Width to Depth Ratio of 3:1 2) one lot exceeds the allowable roofed accessory square footage in the Rural Low Density Single Family and Two-Family Residential Zoning District (R2).

VII. Other Matters to be considered:

Docket Number	Name	Address of Project	Item to be considered
2017-11-DSV	Fischer Homes	Ansley Park	Status of Amended Plat
2018-05-DSV	ZCS Wireless Telecommunication	4400 South 875 East	Negative Findings of Fact – need signature
2018-06-SE	ZCS Wireless Telecommunication	4400 South 875 East	Negative Findings of Fact – need signature
2018-08-DSV(A)	B & D Homes First Addition	640 & 650 Mulberry Street	Negative Findings of Fact – need signature
2018-27-DSV	J. Blandford	380 W Walnut Street	Status of Approval
2018-30-DSV	J. Ma	10889 E 200 North	Findings of Fact - signatures

Upon request, the Town of Zionsville will provide auxiliary aids and services. Please provide advance notification to Joe Rust, Technology Director 317-873-1577, to ensure the proper accommodations are made prior to the meeting.

Please note that a quorum of the Zionsville Town Council may be in attendance at the meeting.

Respectfully Submitted:

Wayne DeLong AICP  
Town of Zionsville  
Director of Planning and Economic Development