



Town Of Zionsville

Planning and Economic Development Combined Permit Activity

October 2015

Total permits issued for the month of October: 100

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Permit Activity Breakdown

Commercial Permits	October 2015	October 2014	YTD 2015	YTD 2014	YTD Diff
New	0	2	5	14	-9
Interior Remodel	4	3	25	31	-6
Addition	0	2	4	10	-6
Sign	5	4	26	34	-8
Electric	2	2	7	8	-1
Other	4	8	51	79	-28
Sewer	0	0	0	1	-1
Commercial Totals	15	21	118	177	-59
Residential Permits					
Single Family	19	10	121	166	-45
Addition	17	9	120	102	18
Remodel	5	6	69	79	-10
Electric	4	7	31	41	-10
Pool/Spa	3	6	26	32	-6
Demolition	0	5	20	22	-2
Other	35	12	194	142	52
Sewer/Repairs	2	3	10	15	-5
Residential Totals	85	58	591	599	-8
Combined Totals	100	79	709	776	-67

Building/Site Inspections: 300 Number Of Inspections: 463

Certificates Of Occupancy Issued: 46

Easement Encroachments Authorized: 1 Denied: 1

Zoning Code Enforcement Activity

Number of New Zoning Code Investigations: 23

Number of violations that resulted in a violation and/or stop work order: 24

Number of Investigations closed this month: 22

Total number of zoning code violations to date: 173



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Permit #	Permit Month	Permit Day	Construction Cost	ILP Cost	Sewer Cost	Park Impact Fee	Road Impact Fee	Builder	Owner	Type Of Construction	Subdivision	Lot #	Address	Zip Code
R2015-610	October	1	\$70,000	\$655	\$0	\$0	\$0	New Generation Homes	John Tynan	Res Add Pool			2705 S 875 East	46077
U2015-611	October	1	\$37,000	\$75	\$0	\$0	\$0	ICS Inc.	Thomas & Kathie	Res Reroof	Thornhill	2	210 Bentley Drive	46077
R2015-612	October	1	\$14,000	\$75	\$0	\$0	\$0	White Oak Const	Steven Willis	Res Reroof			7595 E 500 South	46077
U2015-613	October	1	\$22,769	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Tim & Kathy Donnar	Res Reroof	Oak Ridge	145	10157 Hickory Ridge	46077
R2015-614	October	1	\$16,918	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Chase & Brooke Selman	Res Reroof	Mallard Pond	11	9127 Mallard Point	46077
U2015-615	October	1	\$13,000	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Ron Wessel	Res Reroof	Colony Woods	7	3 Colony Court	46077
U2015-616	October	1	\$25,000	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Dale Kennedy	Res Reroof	VBD		45 S Main Street	46077
U2015-617	October	1	\$12,719	\$75	\$0	\$0	\$0	Universal Roofing	Ryan Kunkel	Res Reroof	North Hills	7	587 Becker Court	46077
U2015-618	October	1	\$9,500	\$75	\$0	\$0	\$0	Daahl Roofing	Gretchen Fyock	Res Reroof			550 N Elm Street	46077
U2015-619	October	2	\$7,000	\$140	\$0	\$0	\$0	Holt Construction	Hunters Point Apartments	Comm Remodel	Hunters Point Apts		1411 Hunters Point Drive	46077
U2015-620	October	2	\$7,000	\$140	\$0	\$0	\$0	Holt Construction	Hunters Point Apartments	Comm Remodel	Hunters Point Apts		1419 Hunters Point Drive	46077
R2015-621	October	2	\$100,000	\$225	\$0	\$0	\$0	DSD Ltd. Residential	Scott & Brooke Riddell	Res Add	Old Hunt Club	1	7028 Old Hunt Club	46077
R2015-622	October	2	\$0	\$75	\$0	\$0	\$0	Corban Properties	Corban Properties	Res Electric	Pine Ridge Mobile Home	33	9727 Pine Ridge S Drive	46077
R2015-623	October	2	\$460,000	\$1,257	\$0	\$1,221	\$1,009	Kent Shaffer Builders	Kent Shaffer Builders	Res New	Stonegate	363	7653 Deerfield	46077
R2015-624	October	5	\$0	\$75	\$0	\$0	\$0	Mushalla Electric	Yu Haowie & Meide Chu	Res Electric	Mallard Pond	2	9062 Mallard Point	46077
R2015-625	October	5	\$308,000	\$1,364	\$0	\$1,221	\$1,009	Drees Homes	Drees Homes	Res New	Brookhaven	185	11258 E High Grove Circle	
U2015-626	October	5	\$2,800	\$75	\$0	\$0	\$0	Luke Ballard	Arthur Ballington	Res Reroof	Village	67	170 Maple Street	46077
R2015-627	October	5	\$20,000	\$334	\$0	\$0	\$0	Brad Heiser	Charles Heiser	Res Add			7285 S Ford Road	46077



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U2015-628	October	5	\$0	\$60	\$0	\$0	\$0	Jeff Wilensky	Dale Kennedy	Comm Sign			47 S Main Street	46077
R2015-629	October	6	\$388,000	\$1,270	\$0	\$1,221	\$1,009	Viewegh and Assoc	Matthew & April Brown	Res New	Stonegate	67/68	6651 Westminister	46077
U2015-630	October	6	\$0	\$75	\$0	\$0	\$0	Indy Restoration Services	Matthew Murray	Res Reroof			921 Eagle Court	46077
U2015-631	October	6	\$0	\$75	\$0	\$0	\$0	Bone-Dry Roofing	James Ward	Res Reroof	Clifden Pond		85 Clifden Pond Road	46077
U2015-632	October	7	\$19,879	\$75	\$0	\$0	\$0	Cochran Exteriors	Richard & Linda Klimek	Res Reroof	Huntington Woods	57	1200 Sullivans	46077
U2015-633	October	7	\$0	\$75	\$0	\$0	\$0	Bradley & Stephanie White	Bradley & Stephanie White	Res Electric	Isenhour Hills		495 Isenhour Hills Drive	46077
U2015-634	October	7	\$130,000	\$580	\$0	\$0	\$0	Viewegh and Assoc	Mike Callahan	Res Add			275 W Cedar Street	46077
R2015-635	October	8	\$250,000	\$1,006	\$0	\$1,221	\$1,009	Woodstock Custom Homes	Woodstock Custom Homes	Res New	Stonegate	62	6655 Beekman	46077
U2015-636	October	7	\$7,900	\$100	\$0	\$0	\$0	Todd Rottman	Todd Rottman	Res Other		Retaining Wall	320 W Hawthorne	46077
R2015-637	October	8	\$985,000	\$2,055	\$0	\$1,221	\$1,009	Old World Development	Jon & Kellie Sarn	Res New	Rue De Chateaux	2	10158 E 300 South	46077
U2015-638	October	8	\$29,620	\$410	\$0	\$0	\$0	The Deck Store	Garrick & Angie Hubbard	Res Add Deck	Rockbridge	106	8842 Amber Stone Court	46077
U2015-639	October	8	\$6,000	\$140	\$0	\$0	\$0	Buckingham Construction	Buckingham Companies	Comm Other	Quail Run		158 Kevin Court	46077
U2015-640	October	8	\$6,000	\$140	\$0	\$0	\$0	Buckingham Construction	Buckingham Companies	Comm Other	Quail Run		148 Kevin Court	46077
U2015-641	October	8	\$1,200	\$61	\$0	\$0	\$0	A-Sign-By-Design	Brick Street LLC	Comm Sign		Brick Street Inn	175 S Main Street	46077
R2015-642	October	9	\$650,000	\$1,480	\$0	\$1,221	\$1,009	Monogram Homes	Evan & Megan Hazlett	Res New			8102 E 300 South	46077
R2015-643	October	9	\$0	\$0	\$0	\$0	\$0		Town of Zionsville	Comm Electric		Irishman's Run Lift	600 S, west of 950 East	46077
U2015-644	October	9	\$0	\$0	\$25	\$0	\$0	Jim Russell Plumbing	Mike Callahan	Res Sewer			275 W Cedar Street	46077
U2015-645	October	9	\$3,427	\$100	\$0	\$0	\$0	Franco Landscaping	William & Courtney Gallup	Res Other	Colony Woods	96	1055 Park Place	46077



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R2015-646	October	9	\$10,000	\$75	\$0	\$0	\$0	Gemini General	Ryan & Stephanie	Res Reroof	Enclave		6825 Woodhaven	46077
R2015-647	October	9	\$328,000	\$1,427	\$0	\$1,221	\$1,009	Drees Homes	Drees Homes	Res New	Brookhaven	254	11323 Still Creek Drive	46077
13U2015-648	October	12	\$15,000	\$410	\$0	\$0	\$0	Grande & Grande Inc	Eric Steiner	Res Remodel	The Willows	14	11515 Wildlife Court	46077
U2015-649	October	12	\$5,107	\$200	\$0	\$0	\$0	Decks by Design	David & Darlene Huxtable	Res Add Deck	Cobblestone Lakes	348	8855 Heatherstone	46077
U2015-650	October	9	\$30,000	\$410	\$0	\$0	\$0	Sam Yeager	Sam Yeager	Res Remodel			145 N 8th Street	46077
R2015-651	October	12	\$915,000	\$1,356	\$0	\$1,221	\$1,009	Kai Yu Homes	Chris & Kelly Dasio	Res New	Stonegate	10	6115 Stonegate	46077
R2015-652	October	12	\$189,000	\$1,092	\$0	\$1,221	\$1,009	Davis Building Group, LLC	Shawn Harvey	Res New			1953 N 1100 East	46077
R2015-653	October	14	\$51,000	\$100	\$0	\$0	\$0	John Grimme	Pete Boysen	Res Add Deck	Brookhaven	156	2812 W High Grove Cir	46077
R2015-654	October	14	\$843,450	\$1,235	\$0	\$1,221	\$1,009	Christopher Short	Kevin & Rachele Swan	Res New	Wildflower Crossing	2	3844 S 800 E	46077
R2015-655	October	15	\$23,150	\$410	\$0	\$0	\$0	Troy Built Decks	Jacob & Stephanie Lewis	Res Remodel	Enclave	1	6568 Bainbridge	46077
U2015-656	October	15	\$10,000	\$75	\$0	\$0	\$0	Coomer Roofing	Kate McLeo	Res Reroof			960 W Pine Street	46077
13U2015-657	October	15	\$0	\$75	\$0	\$0	\$0	Dowdy Electric Con.	Dennis & Alyssa Nike	Res Electric	Willow Glen	18	3276 Cimmaron	46077
U2015-658	October	15	\$10,000	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Richard & Belinda Graham	Res Reroof	Village Walk	93	70 Village Place	46077
U2015-659	October	15	\$13,806	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Brian Wagner	Res Reroof	Brittany Chase	114	4371 Brittany Drive	46077
U2015-660	October	15	\$19,438	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Adam Payne	Res Reroof			310 N Fifth Street	46077
U2015-661	October	15	\$375	\$56	\$0	\$0	\$0	Bodkin Associates	RCS HOLDINGS XIII	Comm Sign		Heard Realestate	1555 W Oak Street	46077
U2015-662	October	15	\$7,000	\$100	\$0	\$0	\$0	Deckmasters	Jeff & Kristen Blakley	Res Add Deck	Colony Woods	158	1165 Maxwell Lane	46077
U2015-663	October	16	\$1,500	\$140	\$0	\$0	\$0	CK Price Properties	CK Price Properties	Comm Other	VBD	Potpourri Bldg. Bowl	110 N Main Street	46077



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R2015-664	October	16	\$80,000	\$797	\$0	\$0	\$0	Dalton Construction	Mark & Hadley Ritter	Res Add Pool			14292 Little Eagle Creek	46077
U2015-665	October	16	\$375,000	\$1,116	\$4,025	\$1,221	\$1,009	Schafer Custom Homes, LLC	Mike & Robyn Nelson	Res New		37	250 N Main Street	46077
U2015-666	October	16	\$600,000	\$1,211	\$25	\$1,221	\$1,009	Innovative Homes &	William & Dorothy Maher	Res New			90 Bailey Court	46077
U2015-667	October	19	\$20,000	\$410	\$0	\$0	\$0	Rob & Julie Kimmons	Rob & Julie Kimmons	Res Remodel	Rockbridge	146	9023 Hearthstone	46077
U2015-668	October	20	\$1,200,000	\$1,373	\$4,025	\$1,221	\$1,009	Christopher Scott Homes	Mike & Cristal Garrison	Res New			328 S Ninth Street	46077
R2015-669	October	20	\$9,000	\$75	\$0	\$0	\$0	Cochran Exteriors	Anita Gagnon	Res Reroof	Eaglewood Estates	3	625 White Oak Court	46077
R2015-670	October	20	\$7,900	\$75	\$0	\$0	\$0	USA Roofing	Marilyn Van Dyke	Res Reroof			527 Quail Valley Drive	46077
U2015-671	October	20	\$3,800	\$100	\$0	\$0	\$0	Richard Schaegele	Robert & Lisa Sheridan	Res Other	Preserve Spring Knoll	149	9118 Iris Lane	46077
R2015-672	October	20	\$5,997	\$75	\$0	\$0	\$0	Pine Valley Roofing	Tina Pishnak	Res Reroof	Royal Run	39	6515 Abby Lane	46077
U2015-673	October	21	\$39,500	\$490	\$0	\$0	\$0	Fox Pools of Indianapolis	Mike & Marcie Cates	Res Add Pool	Cheval De Salle	12	7885 Cheval Rue Court	46077
R2015-674	October	21	\$5,600	\$249	\$0	\$0	\$0	Matthew Valli	Matthew Valli	Res Add			812 Eaglewood	46077
U2015-675	October	21	\$7,500	\$75	\$0	\$0	\$0	Authentic Restoration	John & Mary Hanks	Res Reroof	Hunt Club Village	1	16 Palomino Court	46077
R2015-676	October	21	\$174,200	\$140	\$0	\$0	\$0	Rock Construction,	Cornerstone Zionsville MOB	Comm Tenant Finish		IU HEALTH -	6866 W Stonegate	46077
R2015-677	October	22	\$9,414	\$257	\$0	\$0	\$0	Five Star	Dennis Wood	Res Add	Countrywood	43	1120 Indian Pipe Lane	46077
R2015-678	October	22	\$35,000	\$320	\$0	\$0	\$0	Robert & Amy Hoover	Robert & Amy Hoover	Res Add			4657 S 700 East	46075
U2015-679	October	22	\$292,403	\$1,063	\$0	\$1,221	\$1,009	M/I Homes	M/I Homes	Res New	The Sanctuary	42	11888 Avedon Way	46077
R2015-680	October	23	\$100	\$100	\$0	\$0	\$0	Mark & Colleen Gierlach	Estridge Group	Res Other	Russell Lake	chicken coup	651 E Russel Lake Drive	46077
U2015-681	October	23	\$1,600,000	\$1,736	\$4,025	\$1,221	\$1,009	Christopher Scott Homes	Rollin & Cheri Dick	Res New	Lost Run Farms	4	4 Woodard Place	46077



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U2015-682	October	27	\$15,000	\$115	\$0	\$0	\$0	Crown Castle	Crown Castle	Comm Cell Tower		Cell Tower Addition	4929 N 106th Street	46077
R2015-683	October	27	\$9,000	\$261	\$0	\$0	\$0	Russell Yates	Russell Yates	Res Add	Cooper Heights	10	8450 Cooper Lane	46077
R2015-684	October	27	\$4,000	\$75	\$0	\$0	\$0	ABC Roofing	William & Kim Stagg	Res Reroof	Pineview Estates	7	735 Pineview Drive	46077
U2015-685	October	27	\$15,000	\$75	\$0	\$0	\$0	ABC Roofing		Res Reroof	Oak Ridge	41	4730 Ashwood	46077
R2015-686	October	27	\$0	\$90	\$0	\$0	\$0	K&M Holdings	TPI Utility Construction	Comm Electric		K&M Holdings	478 N 1100 East	46077
R2015-687	October	27	\$3,200	\$237	\$0	\$0	\$0	Nick & Kara Barker	Nick & Kara Barker	Res Add			333 N 1100 East	46077
R2015-688	October	27	\$30,000	\$410	\$0	\$0	\$0	Steve Stum	Stephen Kern	Res Add			8385 E 100 North	46075
U2015-689	October	27	\$0	\$0	\$4,025	\$0	\$0	John & Mary Olney	John & Mary Olney	Res Sewer	Northern Meadows		5055 Willow Road	46077
U2015-690	October	27	\$11,500	\$75	\$0	\$0	\$0	Indy Restoration Services	Jeff & Leanne Thacker	Res Reroof	Huntington Woods	33	1169 Winterwood	46077
R2015-691	October	28	\$20,000	\$410	\$0	\$0	\$0	KJ's Handyman Service	Ryan & Melissa Duncan	Res Remodel	Fieldstone	5	2987 Stone Creek Drive	46077
U2015-692	October	28	\$14,779	\$75	\$0	\$0	\$0	Indy Restoration Services	James & Rebecca	Res Reroof	Huntington Woods	34	1179 Winter Wood Court	46077
U2015-693	October	28	\$316,590	\$1,064	\$0	\$1,221	\$1,009	M/I Homes	M/I Homes	Res New	The Sanctuary	29	11839 Avedon Drive	46077
U2015-694	October	28	\$326,850	\$1,052	\$0	\$1,221	\$1,009	M/I Homes	M/I Homes	Res New	The Sanctuary	41	11876 Avedon Way	46077
U2015-695	October	28	\$294,000	\$1,063	\$0	\$1,221	\$1,009	M/I Homes	M/I Homes	Res New	The Sanctuary	30	11827 Avedon Drive	46077
U2015-696	October	28	\$700	\$100	\$0	\$0	\$0	Shane & Kim Daugherty	Shane & Kim Daugherty	Res Add			290 N Fourth Street	46077
R2015-697	October	28	\$450,000	\$1,152	\$0	\$1,221	\$1,009	Homes by McKenzie	Homes by McKenzie	Res New	The Willows	115	11639 Weeping	46077
U2015-698	October	29	\$12,750	\$75	\$0	\$0	\$0	Redden Roofing, LLC	John & Mandy Fleming	Res Reroof	Spring Knoll		9097 Iris Lane	46077
R2015-699	October	29	\$33,000	\$454	\$0	\$0	\$0	Mike Woodrum	Arthur & Mary Elston	Res Add			7380 W Oak Street	46077



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U2015-700	October	29	\$54,825	\$100	\$0	\$0	\$0	Aspen Outdoor Designs	Joseph & Lynne Krkoska	Res Other	Buttondown Farm	33	9959 Buttondown	46077
U2015-701	October	29	\$2,500	\$67	\$0	\$0	\$0	A Sign By Design	Bradley Fawcett	Comm Sign	Zionsville Bus.Park	Storen Financial	1630 W Oak Street	46077
R2015-702	October	29	\$50	\$100	\$0	\$0	\$0	Michael Lyons	Michael Lyons	Res Add		storage container	8541 E 500 South	46077
R2015-703	October	29	\$50	\$100	\$0	\$0	\$0	Michael Lyons	Michael Lyons	Res Add		storage container	8541 E 500 South	46077
U2015-704	October	29	\$6,740	\$75	\$0	\$0	\$0	Universal Roofing	Sam Yeager	Res Reroof			145 North Eighth	46077
U2015-705	October	29	\$15,390	\$75	\$0	\$0	\$0	Universal Roofing	Bijon & Carrie Jalaie	Res Reroof	Preserve Spring Knoll	341	4272 Redwood	46077
R2015-706	October	30	\$6,000	\$75	\$0	\$0	\$0	Elbert Construction	Judy Poskey	Res Reroof	Russell Lake	14	667 Russell Lake W Drive	46077
R2015-707	October	30	\$10,000	\$75	\$0	\$0	\$0	Elbert Construction	Mark & Susan Wood	Res Reroof	Russell Lake	125	665 Russell Lake E Drive	46077
U2015-708	October	30	\$3,000	\$460	\$0	\$1,166	\$0	Rachel Gallienne	First & Elm Inc.	Comm Remodel	Village Business Dis	A Taste of Amish	62 N First Street	46077
R2015-709	October	30	\$350	\$266	\$0	\$0	\$0	Matt Hecker	Matt Hecker	Comm Sign	Stonegate	Workout Hub	6282 W Stonegate	46077



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Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
U2013-700	Andrew Heard	Andrew Heard	New Res			521 S Fifth Street	46077	2015/10/21
U2014-35	KAB Construction	Bill Cripe	Res Add			475 Mulberry Street	46077	2015/10/13
R2014-156	Tim Paschal Construction	John & Emily Luerssen	Res New	Stillwater	2	11820 E 300 South	46077	2015/10/30
R2014-191	Jared & Christine Redelman	Jared & Christine Redelman	Res Add	Royal Run	469	6499 Glenwood Trace	46077	2015/10/12
R2014-410	HW Gunn	Shasu LLC	Res New	Shannon Springs	15	8380 Shannon Springs Drive	46077	2015/10/20
R2014-515	Schafer Builders	John Keller	Res New			6155 S 950 East	46077	2015/10/09
R2014-627	Timothy Ball	Timothy Ball	Res New			645 S 1100 East	46077	2015/10/15
U2015-1	Bruce Allen	Stanley Halpern	Res Add	The Sanctuary	55	11923 Avedon Way	46077	2015/10/13
R2015-20	M&M Construction	Aaron Isaacs	Res Add Deck	Royal Run	199	6761 Wimbledon Drive	46077	2015/10/30
U2015-125	Concrete Tailors	Erik & Kristen Kunttu	Res Other	Rockbridge	78	9115 Brookstone Place	46077	2015/10/28
13U2015-131	Robert Salem	Robert Salem	Res Other	Fox Hollow	14	7394 Fox Hollow Court	46077	2015/10/27
U2015-161	CK Price Properties	CK Price Properties	Comm Remodel	Village Business Dis	Potpourri Bldg. Facade Vestibule	99 N First Street	46077	2015/10/09
U2015-199	Susan Rydell	BSM Real Estate & Construction	Res Remodel			335 S Fifth Street	46077	2015/10/02
U2015-233	Cedar Street Builders		Res New			30 N Sixth Street	46077	2015/10/29
R2015-235	Gradison Building Corp.	WF Properties	Res New 2 Family	Stonegate	250 A & 250 B	6690/6688 Beekman Place	46077	2015/10/30
R2015-259	Perma Pools Corporation	Jerry Brown	Res Add Pool	Royal Run	640	6553 Hunters Ridge South	46077	2015/10/20



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U2015-261	Chris Burkhard	Chris Burkhard	Res Add			680 Academy Drive	46077	2015/10/29
R2015-263	Ryland Homes	Ryland Homes	Res New	Blackstone	62	6441 Concord Drive	46077	2015/10/06
R2015-292	Fischer Homes	Fischer Homes	Res New	The Willows	34	3244 Wildlife Trail	46077	2015/10/07
R2015-312	Drees Homes	Drees Homes	Res New	Brookhaven	139	2787 W High Grove Circle	46077	2015/10/06
U2015-379	Niraj Patel	Niraj Patel	Res Add Deck	Village Walk	94	30 Village Place	46077	2015/10/26
U2015-382	Fox Pools of Indianapolis	Shari Jenkins	Res Add Pool	Bloor Woods	20	747 Bloor Woods Court	46077	2015/10/23
R2015-394	Graber Post Buildings	Russell Yates	Res Add	Cooper Heights	10	8450 Cooper Lane	46077	2015/10/28
U2015-399	M/I Homes	M/I Homes	Res New	The Sanctuary	38	11840 Avedon Way	46077	2015/10/14
R2015-400	Kent Shaffer Builders	Kent Shaffer Builders	Res Remodel	Russell Lake	30	663 Russel Lake E Drive	46077	2015/10/06
U2015-410	Buckingham Construction	Buckingham Companies	Comm Other	Quail Run		152 Keith Court	46077	2015/10/29
U2015-411	Buckingham Construction	Buckingham Companies	Comm Other	Quail Run		1370 Saylor Court	46077	2015/10/29
U2015-412	Buckingham Construction	Buckingham Companies	Comm Other	Quail Run		1383 James Drive	46077	2015/10/12
U2015-413	Buckingham Construction	Buckingham Companies	Comm Other	Quail Run		142 Keith Court	46077	2015/10/12
U2015-428	Perma Pools Corporation	David Conrad	Res Add Pool	Oldfields	13	8830 Foxland Run Court	46077	2015/10/07
U2015-468	Collins Construction	Dan Dumbauld	Res Other	Clifden Pond	24	2 Stone Wall Lane	46077	2015/10/27
U2015-489	Pump & Meter Service, Inc.	Marten Transport	Comm Add	Ripberger Business Park	Marten Trasport Underground	10364 Bennett Parkway	46077	2015/10/21



Town Of Zionsville

Planning and Economic Development C of O Detail

October 2015

Total: C of O issued for the month of October: 46

C of O Detail

Page: 3

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Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
U2015-499	Hays & Sons	Olde Dominion Condos	Res Remodel	Old Dominion		1436/1440 Richmond Drive	46077	2015/10/08
13U2015-535	Browning Construction	Browning Investments	Comm Remodel	Northwest Technology	Ste. 150, Browning	6100 W 96th Street	46278	2015/10/09
R2015-542	Chris & Kelly Tinder	Chris & Kelly Tinder	Res Other			6145 S 800 East	46077	2015/10/06
R2015-552	Cleary Building Corporation	Joshua & Cassandra Lee	Res Remodel			6796 S 850 East	46077	2015/10/21
U2015-567	Buckingham Construction	Buckingham Companies	Comm Other	Quail Run		1369 James Court	46077	2015/10/29
U2015-599	Hittle Construction	Diane Sanderson	Res Add Deck	Cobblestone Lakes	364	8784 W Cobblestone Drive	46077	2015/10/07
U2015-649	Decks by Design	David & Darlene Huxtable	Res Add Deck	Cobblestone Lakes	348	8855 Heatherstone Place	46077	2015/10/23
R2015-653	John Grimme	Pete Boysen	Res Add Deck	Brookhaven	156	2812 W High Grove Cir	46077	2015/10/27
U2015-663	CK Price Properties	CK Price Properties	Comm Other	VBD	Potpourri Bldg. Bowl Sinks	110 N Main Street	46077	2015/10/30
U2015-671	Richard Schaegel	Robert & Lisa Sheridan	Res Other	Preserve Spring Knoll	149	9118 Iris Lane	46077	2015/10/27
R2015-680	Mark & Colleen Gierlach	Estridge Group	Res Other	Russell Lake	chicken coup	651 E Russel Lake Drive	46077	2015/10/27
R2015-683	Russell Yates	Russell Yates	Res Add	Cooper Heights	10	8450 Cooper Lane	46077	2015/10/28
U2015-685	ABC Roofing		Res Reroof	Oak Ridge	41	4730 Ashwood Court	46077	2015/10/29
U2015-690	Indy Restoration Services	Jeff & Leanne Thacker	Res Reroof	Huntington Woods	33	1169 Winterwood Court	46077	2015/10/29



Town Of Zionsville

Planning and Economic Development Permit Activity

Year: 2015

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Activity Report

	Commercial/Industrial						Residential									Sewer Reporting		Summary Of Field Activity			
	New Building	Add	Remodel	Sign	Elec	Other	New Home	Add	Remodel	Electric	Pool	Demolition	Other	New Res Sewer Or Repair Permits	New Comm Sewer Or Repair	Total New Permits	New Comm Sewer (Informational Reporting Only)	New Home Res Sewer (Informational Reporting Only)	Building Inspects Site Visits	Number Of Inspections Per Site Visit	C of O
January	0	0	1	3	1	5	13	6	8	3	0	0	3	2	0	45	0	2	199	336	21
February	0	0	3	0	0	2	13	5	6	3	0	4	4	2	0	42	0	2	176	318	12
March	2	0	3	1	0	6	15	3	9	4	7	2	16	1	0	69	1	1	262	399	21
April	0	0	4	5	1	6	13	11	6	1	2	3	21	1	0	74	0	4	333	516	43
May	0	0	3	2	1	2	11	17	8	3	3	1	27	0	0	78	0	1	322	495	63
June	1	1	2	2	0	7	13	19	4	3	4	4	21	1	0	82	0	3	267	439	49
July	2	1	2	5	0	9	9	14	7	3	2	1	20	0	0	75	0	3	267	399	38
August	0	2	2	2	0	5	6	17	6	2	3	1	31	0	0	77	0	0	306	466	44
September	0	0	1	1	2	5	9	11	10	5	2	4	16	1	0	67	0	3	235	409	37
October	0	0	4	5	2	4	19	17	5	4	3	0	35	2	0	100	0	6	300	463	46
November																					
December																					
Totals	5	4	25	26	7	51	121	120	69	31	26	20	194	10	0	709	1	25	2667	4240	374



Town Of Zionsville

Planning and Economic Development Comprehensive Status

Year: 2015

Status Report

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Residential Fees	January	February	March	April	May	June	July	August	September	October	November	December	YTD
New Home Residential ILP Fees	\$17,014	\$20,723	\$20,663	\$19,252	\$15,869	\$17,952	\$11,531	\$8,494	\$10,871	\$24,372			\$166,741
All Other Residential ILP Fees	\$6,652	\$5,669	\$10,089	\$8,607	\$10,736	\$11,387	\$13,176	\$12,948	\$12,479	\$11,479			\$103,222
Residential Inspection Fees (Fees Due)	\$3,075	\$3,575	\$3,450	\$4,050	\$3,800	\$2,850	\$3,150	\$3,075	\$2,607	\$2,475			\$32,107
New Home Residential Road Impact Fees	\$12,108	\$12,108	\$14,126	\$15,135	\$12,108	\$13,117	\$8,072	\$6,054	\$6,054	\$19,171			\$118,053
New Home Residential Park Impact Fees	\$14,652	\$14,652	\$15,873	\$17,828	\$13,676	\$15,873	\$9,768	\$7,326	\$10,501	\$23,199			\$143,348
Sanitary Sewer Fees	\$4,050	\$50	\$25	\$12,100	\$4,025	\$8,075	\$12,075	\$0	\$8,075	\$16,150			\$64,625
Total Residential ILP, Inspection, Impact, Sewer	\$54,476	\$53,202	\$60,776	\$72,922	\$56,414	\$66,404	\$54,622	\$34,822	\$47,980	\$94,371			\$595,989
New Commercial Start ILP Fees	\$0	\$0	\$1,537	\$0	\$0	\$0	\$3,385	\$0	\$0	\$0			\$4,922
All Other Commercial ILPs	\$1,782	\$2,368	\$1,904	\$10,328	\$6,684	\$2,161	\$3,144	\$8,991	\$1,457	\$2,015			\$40,834
Commercial Inspection Fees(Fees due)	\$225	\$450	\$225	\$1,200	\$900	\$525	\$675	\$1,350	\$600	\$1,050			\$7,200
Commercial Road Impact Fees	\$0	\$0	\$15,052	\$0	\$0	\$0	\$61,692	\$0	\$0	\$0			\$76,744
Commercial Sanitary Sewer Fees	\$0	\$0	\$4,025	\$0	\$0	\$0	\$0	\$0	\$0	\$0			\$4,025
Total Commercial ILP, Inspection Impact Sewer	\$1,782	\$2,368	\$22,518	\$10,328	\$6,684	\$2,161	\$68,221	\$8,991	\$1,457	\$3,181			\$127,691
Combined Residential and Commercial Sewer	\$4,050	\$50	\$4,050	\$12,100	\$4,025	\$8,075	\$12,075	\$0	\$8,075	\$16,150			\$68,650
Combined Residential and Commercial Impact	\$26,760	\$26,760	\$45,051	\$32,963	\$25,784	\$28,990	\$79,532	\$13,380	\$16,555	\$43,536			\$339,311
Combined Residential and Commercial ILP, Impact, Inspection and Sewer Fees	\$56,258	\$55,570	\$83,294	\$83,250	\$63,098	\$68,565	\$122,843	\$43,813	\$49,437	\$97,552			\$723,680
Petition Filing Fees	January	February	March	April	May	June	July	August	September	October	November	December	YTD
Plan Commission													
Primary Plat Approval		\$1,015			\$1,010		\$1,535	\$1,350		\$2,225			\$7,135
Secondary Plat Approval					\$500	\$1,300			\$800				\$2,600
Minor Plat Approval			\$480	\$500									\$980
Zone Map Amendment													
Subdivision Waiver													
Development Plan		\$1,900	\$900	\$600			\$1,300	\$8,600		\$2,526			\$15,826
Development Plan Amendment						\$500							\$500
Ordinance Amendment													
Board of Zoning Appeals													
Variance of Use		\$1,000	\$1,300				\$1,000		\$1,000				\$4,300
Variance of Dev Standards	\$1,250	\$352	\$900	\$1,900		\$300	\$925		\$1,125	\$1,250			\$8,002
Special Exception		\$600	\$600				\$300						\$1,500
TOTAL FILING FEES Plan Commission and	\$1,250	\$4,867	\$4,680	\$3,000	\$1,510	\$2,100	\$6,060	\$9,950	\$2,925	\$6,001			\$42,343
Permit Overview	January	February	March	April	May	June	July	August	September	October	November	December	YTD
New Home ILP	13	13	15	13	11	13	9	6	9	19			121
All Other Residential ILP	22	24	42	45	59	56	47	60	49	66			470
New Commercial Start ILP			2			1	2						5
All Other Commercial ILP	10	5	10	16	8	12	17	11	9	15			113
Total Permit Per Month	45	42	69	74	78	82	75	77	67	100			709
Petition Filing Quantities	January	February	March	April	May	June	July	August	September	October	November	December	YTD
Plan Commission													
Primary Plat Approval		1 CarDon Development			1 Hidden Hollows		1 Vonterra	1 Oxford Woods		2 Ansley Park The Villas at Zion			
Secondary Plat Approval					1 Stonegate Lot 61	See Files			2 Stonegate Section Hidden Pines	1 Brookhaven Section			
Minor Plat Approval			1 Nazareth Farms	1 S. Leffler									
Zone Map Amendment	1 PUD Ordinance Amen	1 Inglenook Zionsvil	1 Town of Zionsville					1 Town of Zionsville	1 Town of Zionsville	1 Town of Zionsville			
Subdivision Waiver													
Development Plan		2 S. Jenkins MS Zionsville, LLC	1 Medical Office Bui	1 L. Klener Dairy Q			1 "The Farm" Fresh F	2 Oxford Woods Vonterra		2 Ansley Park The Villas at Zion			
Development Plan Amendment						1 Interactive Academ							
Ordinance Amendment	1 Ordinance Amendmen				1 Town of Zionsville								
Comprehensive Plan Amendment													
Board of Zoning Appeals													
Variance of Use		1 MS Zionsville LLC	2 S. Packer C. Fishero				1 V. Swack		1 M. Humphreys				
Variance of Dev Standards	See Files	1 W.Achenbach	See Files	See Files		1 K. Channell	See Files		See Files	See Files			
Special Exception		1 S. Harvey	1 S. Leffler			1 K. Carrell	1 M. Gradison						
TOTAL FILINGS Plan Commission and BZA	5	7	10	8	3	6	8	4	10	12			73
Collected Violation Fees: Duplicate Permits, Amendments/Proceeding fees	\$725	\$350	\$275	\$275	\$1,275	\$280	\$3,315	\$1,450	\$150	\$500			\$8,595
TOTAL REVENUE (ILPs, Inspections, Petition Filing Fees, Violations)	\$31,248	\$42,519	\$47,228	\$49,437	\$41,009	\$39,075	\$47,181	\$54,758	\$33,864	\$53,393			\$439,712
TOTAL REVENUE (ILPs, Inspections, PIF, RIF, Sewer, Petition Filing Fees, Violations)	\$62,058	\$69,329	\$96,329	\$94,500	\$70,818	\$76,140	\$138,788	\$68,138	\$58,494	\$113,079			\$847,673

DEPARTMENT OF PLANNING & ECONOMIC DEVELOPMENT-SUMMARY-OCTOBER 2015

Planning

Intake

- The Department reviewed / issued 95 building permits, 5 sign permit, and conducted 463 inspections (as detailed in the attached pages)
- The Department conducted 23 new zoning / compliance investigations (in addition to follow-up on prior matters)

Meetings

- Attended the Town Council's monthly regular meeting
- Attended both the BZA and Plan Commission monthly meetings
- Attended weekly Town Department Head meetings as well as weekly Planning Department staff meetings
- Met/spoke with reporters from the following publications at various times regarding ongoing projects within the Town of Zionsville: Indianapolis Business Journal, The Current, and Zionsville Sentinel Times
- Met with various parties to discuss various development & redevelopment opportunities within the Town
- Met with interested parties regarding redevelopment opportunities within the Town of Zionsville
- Met with interested parties regarding zoning and land use within south east quadrant of Town
- Met with future applicants regarding potential BZA filings and/ or PC filings
- Met with interested parties regarding residential development in the north west quadrant (Urban) of the Town

Reporting

- Prepared four (4) staff reports for the October Board of Zoning Appeals meeting as available at the following link (and attached to this report for reference: <http://www.zionsville-in.gov/wp-content/uploads/2015/06/2015-28-DSV-Yates-Staff-Report.pdf>; <http://www.zionsville-in.gov/wp-content/uploads/2015/06/2015-29-DSV-Mishra-Staff-Report.pdf>; <http://www.zionsville-in.gov/wp-content/uploads/2015/06/2015-31-UV-Humphrey-Staff-Report.pdf>; <http://www.zionsville-in.gov/wp-content/uploads/2015/06/2015-32-DSV-Humphrey-Staff-Report.pdf>; with results available at the following link: <http://www.zionsville-in.gov/wp-content/uploads/2015/06/October-13-2015-Board-of-Zoning-Appeals-Results.pdf>
- Prepared six (6) staff reports for the October Plan Commission meeting as available at the following links (and attached to this report for reference): <http://www.zionsville-in.gov/wp-content/uploads/2015/06/2015-21-PP-Vonterra-Staff-Report-October1.pdf>; <http://www.zionsville-in.gov/wp-content/uploads/2015/06/2015-22-DP-Vonterra-Staff-Report-October1.pdf>; <http://www.zionsville-in.gov/wp-content/uploads/2015/06/2015-23-PP-Oxford-Woods-Staff-Report2.pdf>; <http://www.zionsville-in.gov/wp-content/uploads/2015/06/2015-24-DP-Oxford-Woods-Staff-Report2.pdf>; <http://www.zionsville-in.gov/wp-content/uploads/2015/06/2015-26-CPA-Staff-Report-Comments2.pdf>; <http://www.zionsville-in.gov/wp-content/uploads/2015/06/2015-28-Z-Staff-Report.pdf>; with results available at the following link; <http://www.zionsville-in.gov/wp-content/uploads/2015/06/October-19-2015-Plan-Commission-Meeting-Results.pdf>
- Prepared the Department's October 2015 month-end report

Communications

- Conducted various communications with applicants for the November Board of Zoning Appeals meeting (agenda attached)
- Conducted various communications with applicants for the November Plan Commission meeting (agenda attached)
- Conducted intake, processing, and disposition of Developers/Contractors/Residents' concerns in a timely manner
- Conducted communications with various project representatives related to status of current projects
- Conducted communications regarding BZA findings as well as draft commitments associated with approved matters
- Conducted communications with PC / BZA Attorney regarding potential litigation matters
- Conducted communications with WTH regarding second phase of update program (permit tracking software)

Projects / Education / Training

- The Department provided staff support to the Town Council, Board of Zoning Appeals, and Plan Commission
- Assigned addresses to new properties
- Reviewed capacity and projections related to department as well as town goals and objectives
- Conducted various sign removal efforts (signs located in the right-of-way)
- Reviewed and processed claims associated with vendors providing services related to planning/building/zoning services
- Staff attended a class regarding federally funded programs and related to environmental review requirements
- Staff continued with various activities associated with the implementation of 2014 Reorganization
- Staff attended training associated with the Town's forthcoming upgraded website

DEPARTMENT OF PLANNING & ECONOMIC DEVELOPMENT-SUMMARY-OCTOBER 2015

- Staff attended an educational opportunity provided by the Town of Fishers related to fire suppression
- Finalized the Town's 2015 American's With Disabilities Act Transition Plan (adopted by Town Council in October 2015)

Economic Development

Meetings

- Participated in various internal meetings regarding the development within Creekside Corporate Park
- Met with individuals regarding redevelopment opportunities in the 96th Street TIF district
- Met with individuals regarding development opportunities in Creekside
- Attended meetings regarding professional design services associated with Creekside Corporate Park
- Attended a meeting regarding a potential purchaser of Lot 11 in Creekside Corporate Park
- Attended a meeting regarding a potential purchaser of Lot 12 in Creekside Corporate Park
- Attended a meeting regarding the development of Lot 4 in Ripberger Business Park
- Attended the October 26, 2015 ZARC meeting
- Attended the October 27, 2015 RDC meeting

Reporting

- Reviewed updated TIF reporting information and Creekside financial schedules prepared by Crowe
- Prepared the October 2015 TIF activity report
- Prepared / finalized the Memorandum associated with the September 28, 2015 meeting and October 5, 2015 meeting of the RDC

Communications

- Conducted communications regarding development of Creekside Corporate Park
- Conducted communications regarding both the regular meetings, special meetings, and committee meetings associated with the RDC
- Conducted communications regarding activities of the Economic Development Commission
- Met/spoke with reporters from the following publications at various times regarding ongoing projects within the Town of Zionsville: Zionsville Sentinel Times, Indianapolis Business Journal
- Conducted communications regarding potential incentives related to projects proposed in the Town's TIF districts
- Conducted communications with interested parties regarding potential RDC / Town incentives
- Conducted internal communications regarding incentive programs utilized by the RDC
- Conducted communications regarding potential new development opportunities within the Town of Zionsville
- Met with Chamber of Commerce representatives regarding business retention and recruiting efforts
- Conducted communications with Boone EDC representatives related to support of the Town of Zionsville
- Conducted communication with Town leadership and RDC membership regarding business recruiting efforts
- Conducted various communications with Town leadership regarding various projects
- Conducted communications regarding Scannell's Offer to Purchase the RDC's 1.4 acre remnant parcel
- Conducted communications regarding scheduling tours of Creekside by interested parties
- Conducted communications with representatives of adjoining land owners of Creekside Corporate Park
- Conducted communications regarding current Town Hall site (both marketing and disposal)
- Conducted communications with RDA members regarding participation in a November 2, 2015 meeting
- Conducted communications regarding TIF allocations and restructuring the TIF within Creekside Corporate Park

Projects / Training

- The Department provided staff support to the Town Council, Redevelopment Commission, Economic Development Commission, and the Zionsville Architectural Review Committee (ZARC)
- Contract Management: Creekside Schematic Design
- Contract Management: August Mack / CEG installation methods at Creekside Corporate Park
- Land disposal: remnant right of way (106th Street / Bennett Parkway)
- RFP Preparation: PNC Site
- Reviewed/ updated the detailed analysis of Town incentives and associated impacts
- Project coordination activities associated with Creekside Corporate Park
- TIF District establishment/ reestablishment (334/700 TIF, Creekside TIF)
- Reviewed and processed claims associated with vendors providing services related to RDC activities

DEPARTMENT OF PLANNING & ECONOMIC DEVELOPMENT-SUMMARY-OCTOBER 2015

- Attended the October meeting of the 2014-2015 Indiana Certified Public Manager's (CPM) program
- CPM material review (associated with the October meeting)

Current Project Specific Ongoing Matters - Department Wide (Consultant)

Software upgrade for permit tracking (WTH, in final stages of project-Acceptance in November 2015)

Hardware installation - field data entry (internal)

HEA 1301 implementation (internal)

2014 Reorganization (internal)

ADA Transition Plan (VS Engineering/internal) – Adopted by Resolution October 5, 2015 (Town Council)

Downtown Marketing Study & Parking Analysis implementation (internal)

Economic Development Strategic Plan implementation (internal)

PNC RFP (HWC)

106th Street Right of Way Improvements (BLN)

Creekside Corporate Park @ Zionsville development (HWC/CBBEL/REA/internal)

-A/M CEG installation methods

Creekside Corporate Park @ Zionsville tenancy (Rockland/internal)

Creekside Corporate Park @ Zionsville marketing (Rockland/internal)

Scannell Offer to Purchase (SEC of Bennett Parkway and 106th Street)

Economic Development Rezoning (NWC Bennett Parkway and 106th Street)

Zoning Ordinance maintenance (internal)

Walmart litigation (Beckman Lawson / Drake Law)

Incentive impact tracking (internal)

Unsafe Buildings – board up / seal 590 North US 421 completed (ongoing internal monitoring)

Unsafe Buildings – board up / seal 9753 Lakewood Drive (ongoing internal monitoring)

Tall Grass / Weed abatement

Lien posting / recording (Code Enforcement actions – capture recoverable expenses)

Road Impact Fee calculations (A&F)

Subdivision Bonding (BLN, Internal)

Creekside EDA (BT, Crowe, Internal)

Oak Street TIF / redevelopment (internal)

334/700E TIF (BT, Crowe, Internal)

Website transition (internal)



MEETING NOTICE AND AGENDA- ZIONSVILLE BOARD OF ZONING APPEALS November 10, 2015

The Regular meeting of the Zionsville Board of Zoning Appeals is scheduled November 10, 2015 at 6:30 p.m. in the Bev Harves Room at Zionsville Town Hall, 1100 West Oak Street the following items are scheduled for consideration:

- I. Pledge of Allegiance
- II. Attendance
- III. Approval of October 13, 2015 Meeting Minutes
- IV. Continuance Requests
- V. Continued Business

Docket Number	Name	Address of Project	Item to be considered
2015-20-DSV	K. Channell	6895 S 775 East	<p>Continued from the September 8, 2015, August 11, 2015, and July 14, 2015 Board of Zoning Appeals meeting</p> <p>BZA affirmed at its meeting on August 11, 2015 that Applicant is required to re-notice (publication and certified mail) to be heard at a future Board of Zoning Appeals meeting upon the accessory structures and signage matters not yet acted upon. These portions of the pending petition will be dismissed and/or denied if not properly noticed and heard on or before the December 8, 2015, Board of Zoning Appeals meeting</p> <p>Denied at the August 11, 2015 meeting: Petition for Development Standards Variance seeking approval for an 18 acre farm (Town Zoning Ordinance defines a Farm as an operation occupying at least 20 acres) by right,</p> <p>Continued to a meeting date no later than December 8, 2015, at the September 8, 2015 meeting: To allow Accessory Structures which exceed the square footage of any Primary Structures,</p> <p>Approved with conditions at the August 11, 2015, meeting: To allow the 18 acre parcel to be improved with occupied Accessory Structures prior to</p>

			completion of construction of the Primary Structure (thereby modifying conditions of approval associated with Petition 2013-03-UV) Continued to a meeting date no later than December 8, 2015, at the September 8, 2015 meeting: To provide for signage associated with the farm stand (signage not supported by right)
2015-27-DSV	L. Miller	7638 Beekman Terrace	Continued from the October 13, 2015 Board of Zoning Appeals Meeting Petition for Development Standards Variance in order to: 1) Reduce the required front yard setback on a corner lot from 20 foot to 10 foot in the Rural (UB), Urban Business Zoning District 2) Reduce the minimum lot area from the required 5000 square foot to 4215 square foot 3) Increase the maximum lot coverage requirement from 70% to 90%
2015-30-DSV	M. Mouser	Lots 246, 252, 253, 254, 255 of Stonegate Section 7	Continued from the October 13, 2015 Board of Zoning Appeals Meeting Petition for Development Standards variance to allow for the reduction of the 20 foot rear yard setback back to five (5) foot, and to reduce the lot size from 3,400 square foot to 3,300 square foot, in the Rural (UB) Urban Business Zoning District

VI. New Business

Docket Number	Name	Address of Project	Item to be considered
2015-33-DSV	S. Gilbert	95 N. 4 th Street	Petition for Development Standards Variance to deviate from the allowable 4 ft. in height fence in a front yard, to a fence 6 ft. in height in the (RV) Residential Village Zoning District
2015-34-DSV	Hunters Point Apts	1422 Hunters Pont Drive	Petition for Development Standards Variance in the Urban (R-MF-2) Residential Multi Family Zoning District in order to allow: 1) A deviance from the required thirty-five (35) ft. height allowance to a height of thirty seven (37) ft. 2) A deviance from the required thirty-five (35) ft. front yard setback to a twenty-five (25) ft. front yard setback
2015-36-DSV	D.McClain	5255 S. U.S. 421	Petition for Development Standards Variance in order to provide: 1) Accessory Structure square footage to exceed the Primary Structure square footage 2) Provide for the height allowance of an Accessory Structure to exceed the height allowance of the Primary Structure in the (R-SF-2), Residential Single Family Zoning District

Other Matters to be considered:

Returning Findings of Fact for Execution”

Docket # 2015-28-DSV-Yates

Docket # 2015-29-DSV-Mishra

Docket # 2015-31-UV-Humphrey

Updates:

Docket # 2015-31-UV-Humphrey-Commitments

Docket # 2015-23-SE-Gradison Right to Farm

Docket #2015-24-UV-V. Swack-Commitments

Docket # 2015-26-M-R. Morehead-Commitments

Respectfully Submitted:

Wayne DeLong AICP

Town of Zionsville

Director of Planning and Economic Development

October 21, 2015



**MEETING NOTICE AND AGENDA ZIONSVILLE PLAN COMMISSION MEETING
November 16, 2015**

A meeting of the Zionsville Plan Commission is scheduled for Monday November 16, 2015 at 7:00 p.m. in the Beverly Harves Meeting Room at Zionsville Town Hall, 1100 West Oak Street. The following items are scheduled for consideration:

- I. Pledge of Allegiance
- II. Attendance
- III. Approval of October 19, 2015 Meeting Minutes
- IV. Continuance Requests
None at this time
- V. Continued Business

Docket Number	Name	Address of Project	Item to be Considered
2015-10-Z	Town of Zionsville	1100 W. Oak Street	<p>Continued to the November 16, 2015 Plan Commission Meeting</p> <p>Continued from April 20, 2015, May 18, 2015, June 15, 2015, and the July 20, 2015 Plan Commission Meeting</p> <p>Petition for Zone Map Change to rezone 6.85 acres from the SU-8 Special Use Development District to a (PUD) Planned Unit Development District to provide for a mixed use development consisting of government, professional office, retail, and public use open space/pedestrian trail</p>

VI. New Business

Docket Number	Name	Address of Project	Item to be Considered
2015-31-PP	The Villas at Zionsville	6265 S. 950 East	Petition for Primary Plat Approval for a thirteen (13) lot Subdivision, with waivers regarding a reduction of the required sixty (60) ft. Right of Way, to fifty (50) ft., and a waiver to install a sidewalk only on the north side of a local road, deviating from the requirement of the Subdivision Control Ordinance requiring sidewalks on both sides of a new local road, in the (R4) Rural Residential Zoning District
2015-33-PP	Ansley Park	5345 & 5359 S. U.S. 421	Petition for Primary Plat Approval for a twelve (12) lot Subdivision, in the Urban (R-SF-2) Urban Single Family Residential Zoning District, and the Urban (MRO) Michigan Road Overlay Zoning District
2015-34-DP	Ansley Park	5345 & 5359 S. U.S. 421	Petition for Development Plan Approval to provide for development of a twelve (12) lot subdivision, in the Urban (R-SF-2) Urban Single Family Residential Zoning District, and the Urban (MRO) Michigan Road Overlay Zoning District
2015-35-Z	Town of Zionsville	10650 Bennett Parkway	Petition for Zone Map Change to rezone 2.01 acres from I-3 Urban Heavy Industrial, to I-2 Urban General Industrial Zoning District

-	-	-	Declaratory Resolution establishing the Creekside Corporate Park Development Area and approving the Economic Development Plan
-	-	-	Declaratory Resolution establishing the Whitestown 334/700 East Development Area and approving the Economic Development Plan

VII: Other matters to be considered:

For Execution:

Docket numbers 2015-21-PP and 2015-22-DP, Vonterra, Findings of Fact and Plat Waiver

Docket numbers 2015-23-PP and 2015-24-DP, Oxford Woods, Findings of Fact and Plat Waiver

Respectfully Submitted:

Wayne DeLong, AICP

Director of Planning and Economic Development

Town of Zionsville

October 21, 2015