



Town Of Zionsville

Planning and Economic Development Combined Permit Activity

November 2020

Total permits issued for the month of November: 71

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Permit Activity Breakdown

Commercial Permits	November 2020	November 2019	YTD 2020	YTD 2019	YTD Diff
New	1	3	15	22	-7
Interior Remodel	2	0	33	47	-14
Addition	0	0	1	2	-1
Sign	2	12	27	67	-40
Electric	0	2	28	10	18
Other	1	4	27	50	-23
Sewer	0	0	1	2	-1
Commercial Totals	6	21	132	200	-68
Residential Permits					
Single Family	20	15	284	209	75
Addition	10	12	138	123	15
Remodel	6	10	100	89	11
Electric	7	3	56	43	13
Pool/Spa	1	0	55	43	12
Demolition	0	4	15	24	-9
Other	18	13	271	216	55
Sewer/Repairs	3	1	21	25	-4
Residential Totals	65	58	940	772	168
Combined Totals	71	79	1072	972	100

Building/Site Inspections: 477 Number Of Inspections: 733

Certificates Of Occupancy Issued: 67

Easement Encroachments Authorized: 2 Denied: 1

Zoning Code Enforcement Activity

Number of New Zoning Code Investigations: 0

Number of violations that resulted in a violation and/or stop work order: 0

Number of Investigations closed this month: 5

Total number of zoning code violations to date: 36



Town Of Zionsville

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Combined Permit Activity Detail

Page: 1

Printed 2020/12/03 07:23 AM

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
U2020-1002	November	2	\$322,000	\$1,171	\$0	\$1,221	\$1,009	Beazer Homes Indiana LLP	Beazer Homes Indiana LLP	Res New	Hampshire	295	4037 Carnegie	46077
13U2020-1003	November	4	\$1,000,000	\$702	\$0	\$0	\$0	New Generation Homes	Martin Sweet	Res Add			3863 WILLOW	46077
U2020-1004	November	4	\$0	\$0	\$0	\$0	\$0	Bodkin Associates, Inc.	THREE LIONS REALTY LLC	Comm Sign			1020 W OAK STREET	46077
R2020-1005	November	4	\$0	\$0	\$0	\$0	\$0	Brian Barb Construction	Martin Shoemaker	Res Reroof			7331 E SR 32	46077
R2020-1006	November	4	\$1,959,116	\$1,897	\$0	\$1,221	\$1,009	G & G Custom Homes Inc	Michael & Jennifer Stewart	Res New			7150 E 550 SOUTH	46077
U2020-1007	November	5	\$0	\$0	\$0	\$0	\$0	Stay Dry Roofing	Darcy Shackelford	Res Reroof	Colony Woods	268	190 SCRANTON	46077
U2020-1008	November	5	\$5,000	\$100	\$0	\$0	\$0	Midwest Regional	Michael & Renee Krivan	Res Other	Rock Bridge	183	3535 MOSSY ROCK DRIVE	46077
U2020-1009	November	5	\$0	\$0	\$0	\$0	\$0	Indy Landscape Concepts	David & Denise Donley	Res Other	Colony Woods	170	25 CEDAR MILL COURT	46077
R2020-1010	November	5	\$0	\$0	\$0	\$0	\$0	Patrick Shirmeyer	Jeffrey & Elizabeth Brown	Res Electric			10205 E 300 SOUTH	46077
U2020-1011	November	5	\$19,349	\$75	\$0	\$0	\$0	Bone Dry Roofing	Burrus Properties LLC	Res Reroof	Crosses 4th Addition	141, 142	410 W OAK STREET	46077
R2020-1012	November	6	\$1,460,000	\$1,512	\$4,025	\$1,221	\$1,009	Kent Shaffer Builders Inc	Jeffrey & Lynn Abrams	Res New	THE CLUB AT HOLLIDAY	A28	10809 HOLLIDAY	46077
U2020-1013	November	6	\$700,000	\$1,463	\$4,025	\$1,221	\$1,009	Wedgewood Building Co	ZIONSVILLE DEVELOPMENT	Res New	Pemberton	31	8115 MELBOURNE	46077
19U2020-1014	November	6	\$0	\$0	\$0	\$0	\$0	Bill Michalak	Justin & Amy Spillman	Res Other	THE ENCLAVE	49	6827 WINDEMERE	46077
U2020-1015	November	6	\$15,684	\$75	\$0	\$0	\$0	Bone Dry Roofing	SCOTT & SARAH	Res Reroof	Sugarbush Hill	72	647 MORNINGSIDE	46077
U2020-1016	November	6	\$25,000	\$486	\$0	\$0	\$0	Chuck's Construction	Carolyn Young	Res Remodel	Cobblestone Lakes	10	5004 S COBBLESTONE	46077
U2020-1017	November	9	\$0	\$25	\$0	\$0	\$0	Mr Bill's Plumbing and	Thomas & Sarah Rainey	Res Sewer	Cobblestone Lakes	153	9311 WINDRIFT	46077
R2020-1018	November	9	\$975,000	\$1,307	\$4,025	\$1,221	\$1,009	Kent Shaffer Builders Inc	Robert & Laura Henthorn	Res New	THE CLUB AT HOLLIDAY	B18	3928 CHERWELL	46077
U2020-1019	November	9	\$33,500	\$480	\$0	\$0	\$0	Preferred Custom	Daniel & Amanda	Res Remodel	Cobblestone Lakes	187	4544 SKIPPING	46077



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Combined Permit Activity Detail

Page: 2

Printed 2020/12/03 07:23 AM

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U2020-1020	November	9	\$0	\$0	\$0	\$0	\$0	Jefferson Electric LLC	John Marandino	Res Electric			995 STARKEY	46077
R2020-1021	November	9	\$10,000	\$75	\$0	\$0	\$0	Bone Dry Roofing	Nelson & Rachel Nguyen	Res Reroof	Royal Run	612	6786 HAMPSHIRE	46077
U2020-1022	November	9	\$1,200,000	\$3,681	\$0	\$0	\$0	Lennar	Lennar	Comm New	Manchester Estates	Building 13 SHELL	349 WAKEFIELD	46077
U2020-1023	November	9	\$200,000	\$654	\$4,025	\$977	\$1,009	Lennar	Lennar	Res New	Manchester Estates	1306	317 WAKEFIELD	46077
U2020-1024	November	9	\$200,000	\$628	\$4,025	\$977	\$1,009	Lennar	Lennar	Res New	Manchester Estates	1305	323 WAKEFIELD	46077
U2020-1025	November	9	\$200,000	\$631	\$4,025	\$977	\$1,009	Lennar	Lennar	Res New	Manchester Estates	1304	327 WAKEFIELD	46077
U2020-1026	November	9	\$200,000	\$640	\$4,025	\$977	\$1,009	Lennar	Lennar	Res New	Manchester Estates	1303	329 WAKEFIELD	46077
U2020-1027	November	9	\$200,000	\$628	\$4,025	\$977	\$1,009	Lennar	Lennar	Res New	Manchester Estates	1302	345 WAKEFIELD	46077
U2020-1028	November	9	\$200,000	\$648	\$4,025	\$977	\$1,009	Lennar	Lennar	Res New	Manchester Estates	1301	349 WAKEFIELD	46077
R2020-1029	November	9	\$925,000	\$1,886	\$4,025	\$1,221	\$1,009	Christopher Scott Homes	Bryan & Kimberly	Res New	THE CLUB AT HOLLIDAY	A3	11002 HOLLIDAY	46077
U2020-1030	November	9	\$0	\$0	\$0	\$0	\$0	Drew Kepple	Drew & Jacquelin	Res Other	Rock Bridge	152	8925 HEARTHSTONE	46077
R2020-1031	November	9	\$50,000	\$291	\$0	\$0	\$0	Country Garden Landscaping	Terry Bushnell	Res Add			3778 S 800 EAST	46077
U2020-1032	November	9	\$0	\$0	\$0	\$0	\$0	Vanguard Construction	Aline Anderson Detmer	Res Add			5070 TURKEY	46077
R2020-1033	November	10	\$0	\$75	\$0	\$0	\$0	Ashpaugh Electric	Michael & Donna Shoup	Res Electric			2435 S 875 East	46077
R2020-1034	November	10	\$7,000	\$75	\$0	\$0	\$0	Daahl Roofing	Jennifer Bass-Patino	Res Reroof	Royal Run	330	6265 CANTERBURY	46077
U2020-1035	November	12	\$332,000	\$1,128	\$4,025	\$1,221	\$1,009	Beazer Homes Indiana LLP	Beazer Homes Indiana LLP	Res New	Hampshire	314	8040 SHALDON	46077
U2020-1036	November	12	\$290,000	\$1,070	\$4,025	\$1,221	\$1,009	Beazer Homes Indiana LLP	Beazer Homes Indiana LLP	Res New	Hampshire	296	4025 CARNEGIE	46077
U2020-1037	November	16	\$0	\$0	\$0	\$0	\$0	Chad Brooks	Ford Centre Associates	Comm Remodel		Live Happy Be	1466 W OAK STREET	46077



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Planning and Economic Development Permit Detail

November 2020

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Combined Permit Activity Detail

Page: 3

Printed 2020/12/03 07:23 AM

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U2020-1038	November	16	\$0	\$0	\$0	\$0	\$0	IRC Roofing	ROMAN CATHOLIC	Comm Reroof			1870 W OAK STREET	46077
R2020-1039	November	17	\$90,000	\$438	\$0	\$0	\$0	Archadeck of S Central Indiana	Michael & Cassie Petrocelli	Res Add Deck	Deer Ridge	15	6266 WHITETAIL	46077
R2020-1040	November	17	\$0	\$75	\$0	\$0	\$0	Adams Electric	Jason & Laura Thurman	Res Electric	Lakeview	17	643 LAKE VIEW DRIVE	46077
U2020-1041	November	17	\$0	\$0	\$4,025	\$0	\$0	Knox Septic	Robert & Dawn McKnight	Res Sewer	Colonial Heights	17	10858 MARQUETTE	46077
U2020-1042	November	17	\$0	\$0	\$0	\$0	\$0	Mitch Young Construction Inc	Amy & Douglas Fisher	Res Add			50 E ASH STREET	46077
R2020-1043	November	18	\$0	\$0	\$0	\$0	\$0	Home Value Renovation	Christopher and Kelly Russell	Res Reroof	Royal Run	364	6259 LANCASTER	46077
U2020-1044	November	18	\$0	\$0	\$0	\$0	\$0	Land Development &	Inglenook Zionsville LLC	Res New	Inglenook of Zionsville	8	5692 UPPER GARDEN	46077
U2020-1045	November	18	\$0	\$0	\$0	\$0	\$0	Bone Dry Roofing	Richard Penola	Res Reroof	Thornhill	134	1809 CORNICHE	46077
R2020-1046	November	19	\$1,117,200	\$1,512	\$4,025	\$1,221	\$1,009	Sigma Builders, LLC	Gabriel & Michelle Connell	Res New	THE CLUB AT HOLLIDAY	E33	10785 BARRINGTON	46077
U2020-1047	November	19	\$63,900	\$2,623	\$0	\$0	\$0	Capitol Construction	Group 1001 Indiana Holdings	Comm Remodel			10555 G1001 WAY	46077
13U2020-1048	November	19	\$32,000	\$410	\$0	\$0	\$0	Modern Day Craftsmen	Harry & Monica Boldt	Res Remodel	Willow Ridge	58	11555 WILLOW	46077
R2020-1049	November	19	\$6,000	\$250	\$0	\$0	\$0	Boulder Designs	CHARLES A & CHERYL K	Comm Sign	Round Stone	20	7000 HULL ROAD	46077
R2020-1050	November	19	\$32,500	\$393	\$0	\$0	\$0	Charles Hodges	Charles Hodges	Res Add			9385 ROSSTON	46052
19U2020-1051	November	19	\$0	\$0	\$0	\$0	\$0	MilMar Buildings	John Conlee	Res Add			2970 SOUTH 1200 EAST	46077
13U2020-1052	November	20	\$18,000	\$410	\$0	\$0	\$0	Midwest Property	JEFFREY & DEBRA	Res Remodel	HIDDEN PINES	52	3597 SUGAR PINE LANE	46077
U2020-1053	November	20	\$0	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	ASHBURN	21	5151 PEACHTREE	46077
R2020-1054	November	20	\$711,800	\$1,285	\$4,025	\$1,221	\$1,009	Old Town Design Group	Old Town Design Group	Res New	HOLLIDAY FARMS	D16	3601 OLDE WELL RUN	46077
U2020-1055	November	23	\$0	\$25	\$0	\$0	\$0	Bedell Home Services	Michael Kenning	Res Sewer	Iron Gate	86	1565 SAYLOR	46077



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Combined Permit Activity Detail

Page: 4

Printed 2020/12/03 07:23 AM

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U2020-1056	November	23	\$65,000	\$465	\$0	\$0	\$0	John Pataky Construction	John Pataky	Res Add Pool	SCHICKS	49, 50, 51	295 S 9TH STREET	46077
U2020-1057	November	23	\$26,000	\$410	\$0	\$0	\$0	KJ's Handyman Repair	Kevin Nelson	Res Add	ASHBURN	09	5220 ROSE DRIVE	46077
U2020-1058	November	23	\$6,000	\$100	\$0	\$0	\$0	Robert McClelland	Robert & Audrey McClelland	Res Other	Bloor Woods	2	724 BLOOR WOODS	46077
R2020-1059	November	24	\$15,000	\$75	\$0	\$0	\$0	Cochran Exteriors	Xianming Han & Hong Zeng	Res Reroof	Stonegate	31	6702 E STONEGATE	46077
U2020-1060	November	24	\$0	\$0	\$0	\$0	\$0	Abrams Electrical Group	IAWL Bedford Falls I,	Res Electric	crosses 4th Addition	11	395 W ASH STREET	46077
R2020-1061	November	24	\$879,780	\$1,417	\$4,025	\$1,221	\$1,009	Sigma Builders, LLC	Bradley & Rebecca Weber	Res New	THE CLUB AT HOLLIDAY	E27	10683 BARRINGTON	46077
U2020-1062	November	25	\$117,172	\$509	\$0	\$0	\$0	Booher Remodeling	Andrew & Lindsey Dick	Res Remodel	Huntington Woods	19	1302 HUNTINGTON	46077
U2020-1063	November	25	\$0	\$0	\$0	\$0	\$0	Patio Enclosures	Margaret Loudenback	Res Add	Olde Dominion	5	60 DOMINION	46077
U2020-1064	November	30	\$0	\$0	\$0	\$0	\$0	Artisan Group	Sonya Collett	Res Remodel	crosses 4th Addition	54	490 W WALNUT	46077
U2020-1065	November	30	\$200,000	\$0	\$0	\$0	\$0	Lennar	Lennar	Res New	Hampshire	196	8165 OAKLEY	46077
U2020-1066	November	30	\$0	\$0	\$0	\$0	\$0	Bone Dry Roofing	Jakob Cagle	Res Reroof	Rock Bridge	113	4348 LEDGE ROCK	46077
19U2020-1067	November	30	\$0	\$0	\$0	\$0	\$0	Bone Dry Roofing	Kenneth & Eva Smith	Res Reroof	THE ENCLAVE	57	6838 WINDEMERE	46077
U2020-1068	November	30	\$0	\$0	\$0	\$0	\$0	Jefferson Electric LLC	Adam & Elizabeth	Res Electric	Coventry Ridge	39	11336 BRENTWOOD	46077
U2020-1069	November	30	\$0	\$0	\$0	\$0	\$0	Render Home Solutions	Joshua & Catherine	Res Add Deck	Huntington Woods	44	1329 HUNTINGTON	46077
U2020-1070	November	30	\$0	\$0	\$0	\$0	\$0	Bone Dry Roofing	Michael & Tracy Sechrest	Res Reroof	crosses 4th Addition	137, 138	300 W OAK STREET	46077
R2020-1071	November	30	\$0	\$0	\$0	\$0	\$0	Wedgewood Building	Vince & Kara Ranieri	Res Other	THE CLUB AT HOLLIDAY	D7	3733 OLDE WELL RUN	46077
U2020-1072	November	30	\$0	\$0	\$0	\$0	\$0	Burtner Electric	Manucher & Kay Ranjbar	Res Electric	Brittany Chase	14	4221 FIRST FLIGHT	46077



Town Of Zionsville

Planning and Economic Development C of O Detail

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C of O Detail

Page: 1

Printed 2020/12/03 07:23 AM

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R2019-52	Champion	Timothy Haseley	Res Add	Royal Run	353	6287 LANCASTER PLACE	46077	2020/11/12
R2019-116	Schafer Custom Homes, LLC	David & Michal Owens	Res New	DEROSS ESTATES	11	5371 S 875 EAST	46077	2020/11/10
R2019-488	Aaron Davis	Aaron & Kristen Davis	Res New			79 S 775 EAST	46077	2020/11/19
U2019-602	Central Construction Group	COLIN & CHRISTINA	Res Remodel	Thornhill	159	1558 CORNICHE DRIVE	46077	2020/11/02
U2019-723	Mehrlich Construction	JEFFREY W & JAMIE W JORDAN	Res Add Deck	COBBLESTONE LAKES OF	226	8810 SUGAR CAY COURT	46077	2020/11/16
U2019-790	Perma Pools	Johnny & Sunny Lane	Res Add Pool	Colony Woods	138	265 Royal Oak Court	46077	2020/11/18
R2019-834	Hittle Construction	Catherine Turner	Res Add Deck			1500 S 900 EAST	46077	2020/11/04
U2019-845	GPD Group, Inc	National City Bank	Comm Remodel		PNC	1395 W OAK STREET	46077	2020/11/16
19U2019-923	LGI Landscaping	Mary Ann Rader	Res Other	Courtyards of Zionsville	19	199 ASPEN DRIVE	46077	2020/11/25
U2019-1009	Land Development & Building LLC	Inglenook Zionsville LLC	Res New	Inglenook of Zionsville	27	5723 LOWER GARDEN WAY	46077	2020/11/17
R2020-18	Maple Jaing	Yanxiu Jiang	Res Remodel	ROYAL RUN	272	6723 LEXINGTON CIRCLE	46077	2020/11/17
U2020-27	Homes by Design	Michael & Polly Reynolds	Res New	OLDFIELD	27	6798 WELLINGTON CIRCLE	46077	2020/11/30
U2020-135	Kevin Koons	Kevin & Amy Koons	Res Remodel	Cobblestone Lakes	175	4637 PEBBLEPOINTE PASS	46077	2020/11/20
R2020-168	Case Design and Remodeling	Chad & Andrea Wagner	Res Remodel			8464 E 250 SOUTH	46077	2020/11/09
U2020-193	Estridge Homes	Kickapoo Investments LLC	Res New	Oxford Woods	20	5172 SHERRINGTON COURT	46077	2020/11/10
U2020-205	Lennar	Lennar	Res New	Hampshire	202	4331 FORRES AVE	46077	2020/11/06



Town Of Zionsville

Planning and Economic Development C of O Detail

November 2020

Total: C of O issued for the month of November: 67

C of O Detail

Page: 2

Printed 2020/12/03 07:23 AM

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U2020-210	Hokanson Construction, LLC	Zionsville MOB Investors, LLC	Comm New	BENNETT TECHNOLOGY	9C SHELL	10649 BENNETT PKWY	46077	2020/11/30
U2020-212	ADAM STIER	ADAM STIER	Res Remodel			645 N FORD ROAD	46077	2020/11/06
U2020-218	Alderson Commercial Group	Clay Township Regional Waste	Comm Add			7236 S MAYFLOWER PARK DRIVE	46077	2020/11/16
U2020-230	The Skillman Corporation	Zionsville Comm. School	Comm Remodel			350 N SIXTH STREET	46077	2020/11/30
R2020-270	KP Meiring Company	KENNETH & PATRICIA	Res Add			823 EAGLEWOOD DRIVE	46077	2020/11/18
U2020-305	Lennar	Lennar	Comm New	Manchester Estates	SHELL BLDG 8	927 YORKSHIRE LANE	46077	2020/11/09
U2020-306	Lennar	Lennar	Res New	Manchester Estates	801	927 YORKSHIRE LANE	46077	2020/11/05
U2020-307	Lennar	Lennar	Res New	Manchester Estates	802	933 YORKSHIRE LANE	46077	2020/11/05
U2020-308	Lennar	Lennar	Res New	Manchester Estates	803	937 YORKSHIRE LANE	46077	2020/11/05
U2020-309	Lennar	Lennar	Res New	Manchester Estates	804	943 YORKSHIRE LANE	46077	2020/11/09
U2020-310	Lennar	Lennar	Res New	Manchester Estates	805	947 YORKSHIRE LANE	46077	2020/11/05
U2020-311	Lennar	Lennar	Res New	Manchester Estates	806	953 YORKSHIRE LANE	46077	2020/11/05
U2020-327	Hokanson Companies	Zionsville MOB Investors, LLC	Comm Tenant Finish	Bennett Techology Park	9C	10649 BENNETT PKWY	46077	2020/11/30
19U2020-425	Lennar	Lennar	Res New	Vonterra	78	10283 PIGATO DRIVE	46077	2020/11/06
19U2020-426	Lennar	Lennar	Res New	Vonterra	88	6029 GODELLO CIRCLE	46077	2020/11/18
U2020-449	Lennar	Lennar	Res New	Hampshire	200	4375 FORRES AVE	46077	2020/11/12



Town Of Zionsville

Planning and Economic Development C of O Detail

November 2020

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C of O Detail

Page: 3

Printed 2020/12/03 07:23 AM

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U2020-463	Beazer Homes Indiana LLP	Beazer Homes Indiana LLP	Res New	Hampshire	321	3970 Rainford Ave	46077	2020/11/24
U2020-467	Lennar	Lennar	Res New	Hampshire	203	4317 FORRES AVE	46077	2020/11/10
U2020-479	Pulte Homes	Pulte Homes	Res New	ASHBURN	35	8594 VERBENA ROAD	46077	2020/11/02
R2020-484	KP Meiring Company	KENNETH & PATRICIA	Res Remodel			823 EAGLEWOOD DRIVE	46077	2020/11/18
U2020-489	Lennar	Lennar	Res New	Hampshire	188	8176 OXFORD TRACE	46077	2020/11/16
U2020-494	Lennar	Lennar	Res New	Hampshire	190	8212 OXFORD TRACE	46077	2020/11/12
19U2020-512	Neer Development, Inc.	Neer Development Company, Inc.	Res New	Courtyards of Zionsville	57	1748 Cypress Drive	46077	2020/11/10
U2020-515	Lennar	Lennar	Res New	Hampshire	209	4350 KETTERING DRIVE	46077	2020/11/17
U2020-518	Beazer Homes Indiana LLP	Beazer Homes Indiana LLP	Res New	Hampshire	301	8145 Shaldon Court	46077	2020/11/02
U2020-528	Pulte Homes	Pulte Homes	Res New	ASHBURN	11	5252 ROSE DRIVE	46077	2020/11/05
U2020-553	Beazer Homes Indiana LLP	Beazer Homes Indiana LLP	Res New	Hampshire	311	8080 Shaldon Court	46077	2020/11/02
19U2020-556	Neer Development, Inc.	Neer Development Company, Inc.	Res New	Courtyards of Zionsville	58	1756 Cypress Drive	46077	2020/11/23
U2020-577	Cedar Street Builders	Dan Porzel	Res Remodel	Coventry Ridge	50	4591 BRENTWOOD COURT	46077	2020/11/19
U2020-582	Pulte Homes	Pulte Homes	Res New	ASHBURN	7	5188 ROSE DRIVE	46077	2020/11/19
U2020-614	Rusty Keen	Heather & Todd Patterson	Res Add	Rock Bridge	22	3720 WEATHER STONE CROSSING	46077	2020/11/10
U2020-618	Sundown Gardens	Anthony & Lyle Browne	Res Add Deck	COLONY WOODS	5	35 WILLIAMSBURG COURT	46077	2020/11/04



Town Of Zionsville

Planning and Economic Development C of O Detail

November 2020

Total: C of O issued for the month of November: 67

C of O Detail

Page: 4

Printed 2020/12/03 07:23 AM

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U2020-664	Bedrock Builders	BHI Senior Living	Comm Remodel	Hoosier Village		9909 Purple Plum Lane	46077	2020/11/30
U2020-676	Harrison Construction	Andrew & Joy Manna	Res Add	Spring Knoll	347	4220 HONEYSUCKLE LANE	46077	2020/11/06
19U2020-680	Pools of Fun	Peter & Jennifer Mayer	Res Add Pool	Fieldstone	72	2515 BOYLSTON COURT	46077	2020/11/10
U2020-681	Seth Thomas	Seth & Kristina Thomas	Res Remodel	Cobblestone Lakes	89	4951 S COBBLESTONE	46077	2020/11/19
R2020-705	Blitz Builders	Keith & Rebecca Carrell	Res Add			1171 S 700 EAST	46075	2020/11/06
U2020-740	Mitch Young Construction Inc	Reid Sprenhil	Res Remodel	Thornhill	69	2025 MULSANNE DRIVE	46077	2020/11/12
13U2020-754	CMH Builders	Jesse & Lynsey Thomann	Res Remodel	Willow Glen	48	3225 AUTUMN ASH DRIVE	46077	2020/11/16
U2020-781	Alt Construction	106TH & BENNETT LLC	Comm Remodel		Suite 300	10650 BENNETT PKWY	46077	2020/11/04
19U2020-783	Hittle Construction	Peter & Jennifer Mayer	Res Add Deck	Fieldstone	72	2515 BOYLSTON COURT	46077	2020/11/17
U2020-785	Alt Construction	106TH & BENNETT LLC	Comm Remodel		Suite 200	10650 BENNETT PKWY	46077	2020/11/04
U2020-807	Vickery Remodeling	Timothy & Donna Hoftiezer	Res Remodel			4815 AUSTIN TRACE	46077	2020/11/10
U2020-809	Vive Exterior Design	Jason & Nicole Miller	Res Add	Hampshire	121	4658 KETTERING PLACE	46077	2020/11/24
U2020-876	Melissa Dexter	Jeremy & Melilssa Dexter	Res Other	Hampshire	268	8279 CARNEGIE LANE	46077	2020/11/06
19U2020-883	Roger Oberweiser	Roger Oberweiser	Res Add Deck	Fieldstone	12	11549 BUCKSKIN DRIVE	46077	2020/11/04
R2020-944	The Deck Store	Brice & Elizabeth Keefer	Res Add Deck	Stonegate	341	7687 DEERFIELD WAY	46077	2020/11/13
13U2020-983	Grande & Grande Inc	Paxton & Kelli Davis	Res Remodel	Willow Glen	71	3227 PURPLE ASH DRIVE	46077	2020/11/24



Town Of Zionsville

Planning and Economic Development C of O Detail

November 2020

Total: C of O issued for the month of November: 67

C of O Detail

Page: 5

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Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
U2020-986	Brothers Home Solutions	Marcia & Adam Rosenfeld	Res Other	Raintree Place	72	265 RAINTREE DRIVE	46077	2020/11/16
R2020-994	Grande & Grande Inc	Andrew & Alexandra Brownell	Res Remodel	ROYAL RUN	434	6533 ROXBURY PLACE	46077	2020/11/30
R2020-995	Robert Simmonds	Robert Simmonds	Res Finish Permit			4995 S 700 EAST	46077	2020/11/25



Town Of Zionsville

Planning and Economic Development Permit Activity

Year: 2020

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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	Temp C of O	C of O
January	1	0	4	2	2	2	26	6	6	5	2	2	9	1	0	68	1	25	321	495	16	20
February	0	0	3	3	3	1	15	5	11	1	0	0	7	0	0	49	0	10	282	426	12	26
March	4	0	1	1	1	5	35	14	11	3	6	1	12	0	0	94	1	29	291	474	19	24
April	1	1	5	3	5	0	6	9	7	3	4	1	15	0	0	60	1	6	343	511	14	44
May	1	0	2	2	1	2	17	18	9	6	6	3	39	2	0	108	0	15	344	546	66	31
June	0	0	0	1	2	3	21	15	11	7	5	1	36	2	0	104	0	20	431	669	17	64
July	1	0	2	5	6	3	47	17	7	6	12	0	42	5	1	154	1	42	495	775	12	77
August	0	0	2	1	2	4	22	11	7	7	7	0	31	3	0	97	0	21	468	745	14	69
September	4	0	5	2	5	4	35	11	18	7	7	1	35	2	0	136	2	34	421	691	12	68
October	2	0	7	5	1	2	40	22	7	4	5	6	27	3	0	131	0	34	459	668	14	55
November	1	0	2	2	0	1	20	10	6	7	1	0	18	3	0	71	0	16	477	733	16	67
December																						
Totals	15	1	33	27	28	27	284	138	100	56	55	15	271	21	1	1072	6	252	4332	6733	212	545



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Residential Fees	January	February	March	April	May	June	July	August	September	October	November		YTD
New Home Residential ILP Fees	\$31,987	\$19,567	\$31,714	\$8,171	\$18,679	\$27,504	\$59,296	\$27,817	\$32,196	\$45,710	\$19,477		\$322,118
All Other Residential ILP Fees	\$7,349	\$7,211	\$13,506	\$9,827	\$16,347	\$20,272	\$18,987	\$13,164	\$17,903	\$14,726	\$5,769		\$145,061
Residential Inspection Fees (Fees Due)	\$4,725	\$4,275	\$4,575	\$3,900	\$3,600	\$4,450	\$5,300	\$4,725	\$5,625	\$5,175	\$5,250		\$51,600
New Home Residential Road Impact Fees	\$25,225	\$14,126	\$32,485	\$6,054	\$16,144	\$21,189	\$44,556	\$22,198	\$31,070	\$35,847	\$17,153		\$266,047
New Home Residential Park Impact Fees	\$29,061	\$18,315	\$47,137	\$7,326	\$19,293	\$25,641	\$58,122	\$26,862	\$52,266	\$47,899	\$19,293		\$351,215
Sanitary Sewer Fees	\$100,625	\$40,250	\$156,725	\$27,709	\$63,934	\$91,177	\$184,168	\$102,320	\$207,086	\$155,968	\$64,400		\$1,194,362
Total Residential ILP, Inspection, Impact, Sewer	\$194,247	\$99,469	\$281,567	\$59,087	\$134,397	\$185,783	\$365,129	\$192,361	\$340,521	\$300,150	\$126,092		\$2,278,803
New Commercial Start ILP Fees	\$3,330	\$0	\$10,001	\$516	\$3,234	\$0	\$3,404	\$0	\$5,572	\$4,139	\$3,681		\$33,877
All Other Commercial ILPs	\$4,158	\$2,768	\$1,022	\$5,672	\$3,811	\$803	\$3,481	\$1,014	\$5,409	\$5,539	\$2,873		\$36,550
Commercial Inspection Fees(Fees due)	\$750	\$900	\$1,200	\$600	\$450	\$600	\$1,200	\$825	\$0	\$1,200	\$675		\$8,400
Commercial Road Impact Fees	\$0	\$0	\$40,810	\$0	\$0	\$0	\$0	\$0	\$1,009	\$6,890	\$0		\$48,709
Commercial Sanitary Sewer Fees	\$640	\$0	\$4,025	\$14,200	\$0	\$0	\$37,825	\$0	\$69,650	\$0	\$0		\$126,340
Total Commercial ILP, Inspection Impact Sewer	\$10,036	\$5,630	\$55,858	\$41,906	\$7,045	\$803	\$49,417	\$1,014	\$122,399	\$16,568	\$6,554		\$317,230
Combined Residential and Commercial Sewer	\$101,265	\$40,250	\$160,750	\$41,909	\$63,934	\$91,177	\$221,993	\$102,320	\$276,736	\$155,968	\$64,400		\$1,320,702
Combined Residential and Commercial Impact	\$56,194	\$35,303	\$120,432	\$34,898	\$35,437	\$46,830	\$107,385	\$49,060	\$125,104	\$90,636	\$36,446		\$737,725
Combined Residential and Commercial ILP, Impact, Inspection and Sewer Fees	\$204,283	\$105,099	\$337,425	\$100,993	\$141,442	\$186,586	\$414,546	\$193,375	\$462,920	\$316,718	\$132,646		\$2,596,033
Petition Filing Fees	January	February	March	April	May	June	July	August	September	October	November		YTD
Plan Commission													
Primary Plat Approval	\$1,015	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,020	\$650		\$2,685
Secondary Plat Approval	\$400	\$0	\$400	\$590	\$0	\$1,750	\$400	\$0	\$0	\$0	\$0		\$3,540
Re-Plat Approval	\$0	\$500	\$1,140	\$0	\$0	\$570	\$0	\$550	\$1,070	\$0	\$0		\$3,830
Minor Plat Approval	\$0	\$315	\$0	\$0	\$330	\$0	\$0	\$0	\$330	\$0	\$0		\$975
Zone Map Amendment	\$0	\$0	\$6,108	\$0	\$0	\$0	\$3,600	\$0	\$0	\$1,060	\$0		\$10,768
Subdivision Waiver	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0		\$0
Development Plan	\$1,075	\$775	\$0	\$0	\$0	\$0	\$0	\$4,992	\$0	\$5,167	\$5,042		\$17,051
Development Plan Amendment	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$775	\$0		\$775
Ordinance Amendment	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0		\$0
Board of Zoning Appeals													
Variance of Use	\$1,200	\$0	\$0	\$0	\$0	\$0	\$2,400	\$0	\$375	\$0	\$0		\$3,975
Variance of Dev Standards	\$2,275	\$1,450	\$0	\$1,150	\$1,150	\$825	\$1,525	\$400	\$1,150	\$2,200	\$675		\$12,800
Special Exception	\$0	\$0	\$0	\$700	\$0	\$0	\$600	\$0	\$0	\$1,400	\$0		\$2,700
TOTAL FILING FEES Plan Commission and	\$6,965	\$3,040	\$7,648	\$2,440	\$1,480	\$3,145	\$8,525	\$5,942	\$2,925	\$11,622	\$7,645		\$61,377
Permit Overview	January	February	March	April	May	June	July	August	September	October	November		YTD
New Home ILP	26	15	35	6	17	21	47	22	35	40	20		284
New Home Construction Cost	\$15,194,000	\$6,860,600	\$17,955,411	\$2,924,120	\$7,566,959	\$9,411,704	\$23,142,142	\$9,286,539	\$20,097,290	\$23,125,500	\$11,071,896		\$146,636,161
All Other Residential ILP	31	24	47	39	83	77	89	66	81	74	45		656
New Commercial Start ILP	1	0	4	1	1	0	1	0	4	2	1		15
All Other Commercial ILP	10	10	8	14	7	6	17	9	16	15	5		117
Total Permit Per Month	68	49	94	60	108	104	154	97	136	131	71		1072
Petition Filing Quantities	January	February	March	April	May	June	July	August	September	October	November		YTD
Plan Commission													
Primary Plat Approval	¹ Appaloosa Crossing						¹ Holiday Farms Sec	¹ Holiday Farms Sec		¹ Pock Family Farms-	¹ Holiday Farms Sec		
Secondary Plat Approval	¹ Appaloosa Crossing		¹ Inglenook	¹ Nazareth Crossing		² Ashburn Section 2 (Safa) Magnolia Br	² Holiday Farms Sec North Secondary Pl	¹ Holiday Farms Sec					
Re-Plat Approval		¹ V. Ranieri	² Courtyards of Zion Courtyards of Zion			² Courtyards of Zion Vieweqh Replat		¹ Towriss Replat	See Files		¹ Holiday Farms 108		
Minor Plat Approval		¹ Nazareth Crossing			¹ North Minor Plat				¹ Hand				
Zone Map Amendment			² Windhaven Prologis Rezoning	¹ Town of Zionsville			¹ Russell Oaks	¹ Zionsville Communi		¹ Appaloosa Crossing			
Subdivision Waiver													
Development Plan	¹ Appaloosa Crossing	¹ Hotel Tango		² Baptist Homes of I Zionsville Communt		¹ AES Office Buildin	² Holiday Farms Sec Overlay Worman Par	See Files	² RLL Headquarters Heritage Trails Pa	² Appaloosa Crossing Appaloosa Crossing	² Holiday Farms Sec 21st Amendment - O		
Development Plan Amendment										¹ Hotel Tango	¹ Zionsville Communi		
Ordinance Amendment													
Comprehensive Plan Amendment													
Board of Zoning Appeals													
Variance of Use	¹ M. Adams - Montess						² Innovative Partner F. Knez		¹ Hodges Storage Bar		¹ Peerman Basketball		
Variance of Dev Standards	See Files	See Files		See Files	See Files	² R. Lamb A. Dane	See Files	¹ S. Smith	See Files	See Files	² Deloso Residence Rush on Main - Red		
Special Exception				¹ T. Sharp			¹ C & J Well Co			² Tomlinson Rush on Main - Out			
TOTAL FILINGS Plan Commission and BZA	10	6	5	8	4	7	13	9	11	12	9		94
Collected Fees:Duplicate Permits, AmendmentsProceeding fees	\$1,225	\$475	\$1,250	\$450	\$675	\$2,785	\$938	\$575	\$889	\$865	\$175		\$10,302
TOTAL REVENUE (ILPs, Inspections,Petition Filing Fees)	\$66,229	\$40,801	\$77,314	\$33,566	\$49,081	\$59,919	\$108,718	\$59,429	\$72,555	\$99,733	\$53,015		\$720,360
TOTAL REVENUE (ILPs, Inspections, PIF, RIF, Sewer, Petition Filing Fees)	\$223,688	\$116,354	\$358,496	\$110,373	\$148,452	\$197,926	\$438,096	\$210,809	\$474,395	\$346,337	\$153,861		\$2,778,787



MEETING RESULTS
ZIONSVILLE BOARD OF ZONING APPEALS
NOVEMBER 4, 2020, 6:30 p.m. (Local Time)

MEETING WAS FACILITATED BY REMOTE ATTENDANCE
NO IN-PERSON PARTICIPATION BY THE BOARD OF ZONING APPEALS OR THE PUBLIC OCCURRED

Members of the public shall have the right to attend BZA Public Meetings via the following forms of electronic communication:

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/85047962512>

Or join by phone: +1 646 558 8656; +1 301 715 8592; +1 312 626 6799; +1 669 900 9128; or +1 253 215 8782

Webinar ID: 850 4796 2512

International numbers available: <https://us02web.zoom.us/u/kcc41Llynv>

Members of the public shall have the option of recording their attendance at BZA Public Meetings via electronic roll call at the start of the meeting or via e-mail at wdelong@zionsville-in.gov.

The following items are scheduled for consideration:

- I. Pledge of Allegiance
- II. Attendance
- III. Approval of the October 7, 2020 Meeting Minutes
- IV. Continuance Requests
- V. Continued Business

Docket Number	Name	Address of Project	Item to be considered
None			

VI. New Business

Docket Number	Name	Address of Project	Item to be considered
2020-30-UV & 2020-32-DSV	C. Hodges	9385 & 9445 Rosston Avenue	Approved as presented and filed with exhibits and per Staff Report - 5 in favor, 0 opposed. Petition for a Use Variance & a Development Standards Variance to provide for a private, residential storage building to be constructed on commercially zoned parcels (not permitted); zoned Local Business - Rural (LB); with review of the "Development Plan" being assigned to the Administrator as the parcel is proposed to be improved with a "Class 2" structure.
2020-31-DSV	J. Bennington	1861 S. 700 East	Approved as presented and filed with exhibits and per Staff Report - 5 in favor, 0 opposed with the condition of recording a "Right to Farm" Commitment (Waiver of Notice Requirements granted). Petition for Development Standards Variance to permit: 1) Accessory Uses exceeding the square footage of the primary structure; and 2) Accessory structures are taller than the existing primary structure.

VII. Other Matters to be considered:

Docket Number	Name	Address of Project	Item to be considered
2020-14-DSV	LRC II, LLC	7655 E. 550 South	Negative Findings of Fact
			Unsigned Findings of Fact

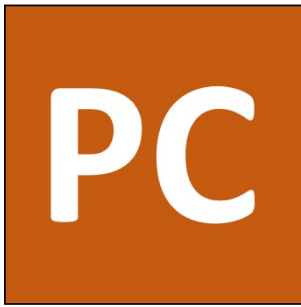
If you need technical assistance in logging into Zoom for this meeting, please contact Roger Kilmer, rkilmer@zionsville-in.gov or 317-690-6539.

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

If a member of the public would like to attend a Board of Zoning Appeals Public Meeting but cannot utilize any of the access methods described above, please contact Roger Kilmer at rkilmer@zionsville-in.gov or 317-690-6539.

Respectfully Submitted:

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



ZIONSVILLE PLAN COMMISSION MEETING RESULTS

Monday, November 16, 2020

7:00 PM (Local Time)

THIS PUBLIC MEETING WAS CONDUCTED ELECTRONICALLY PURSUANT TO GOVERNOR ERIC J. HOLCOMB'S EXECUTIVE ORDER 20-47 AND GOVERNOR HOLCOMB'S EXERCISE OF HIS POWERS UNDER INDIANA'S EMERGENCY MANAGEMENT AND DISASTER LAW, IND. CODE 10-14-3, *et seq.* ADDITIONAL INFORMATION REGARDING THE MEETING WAS PROVIDED IN THE ANNEX PUBLISHED WITH THIS NOTICE.

Members of the public shall have the right to attend Plan Commission Public Meetings via the following forms of electronic communication:

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/86439866409>

Or iPhone one-tap :

US: +13017158592,,86439866409# or +13126266799,,86439866409#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

US: +1 301 715 8592 or +1 312 626 6799 or +1 646 558 8656 or +1 253 215 8782 or +1 346 248 7799 or +1 669 900 9128

Webinar ID: 864 3986 6409

International numbers available: <https://us02web.zoom.us/j/86439866409>

Or an H.323/SIP room system:

H.323:

162.255.37.11 (US West)

162.255.36.11 (US East)

115.114.131.7 (India Mumbai)

115.114.115.7 (India Hyderabad)

213.19.144.110 (Amsterdam Netherlands)

213.244.140.110 (Germany)

103.122.166.55 (Australia)

149.137.40.110 (Singapore)

64.211.144.160 (Brazil)

69.174.57.160 (Canada)

207.226.132.110 (Japan)

Meeting ID: 864 3986 6409

SIP: 86439866409@zoomcrc.com

The following items are scheduled for consideration:

- I. Pledge of Allegiance
- II. Attendance
- III. Approval of the October 19, 2020 Plan Commission Meeting Minutes
- IV. Continuance Requests
- V. Continued Business

Docket Number	Name	Address of Project	Item to be Considered
			None at this time

VI. New Business

Docket Number	Name	Address of Project	Item to be Considered
2020-47-Z	Appaloosa Crossing - Outlots "I" & "J"	10901 E. 300 S & 3201 S. US 421	Given a Favorable Recommendation to the Town Council 7 in Favor 0 Opposed Petition for a Zone Map Change to: 1) Rezone 1.5+/- acres, identified as Outlot "I" within the proposed Secondary Plat of Appaloosa Crossing, from the Rural Professional Business District (PB) to the Rural General Business District (GB); and 2) Rezone 1.17+/- acres, identified as Outlot "J" within the proposed Secondary Plat of Appaloosa Crossing, from the Rural General Business District (GB) to the Rural Professional Business District (PB).
2020-43-DP	Appaloosa Crossing - Outlot "J" Multi-tenant Building	3295 S. U.S. 421	Waiver of Architecture and Building Materials 6 in Favor 1 Opposed Development Plan Approved with Conditions 6 in Favor 1 Opposed Petition for Development Plan Approval of a 10,800+/- sq. ft. multi-tenant building on Outlot "J" (1.17+/- acres) within the Appaloosa Crossing Development; zoned Rural Professional Business (PB) and within the Michigan Road Overlay (MRO)
2020-44-DP	Appaloosa Crossing - Master Signage Program	3295 S. U.S. 421	Continued to the December 21, 2020 Plan Commission Meeting 7 in Favor 0 Opposed Petition for Development Plan Approval of a Master Signage Program for the Appaloosa Crossing Commercial Development; zoned Rural Professional Business (PB) and Rural General Business (GB) and within the Michigan Road Overlay (MRO)
2020-45-DPA	Hotel Tango	10615 Zionsville Road	Approved with Conditions 7 in Favor 0 Opposed Petition for Development Plan Amendment Approval to allow for modification of the pergola, and for the addition of up to 210 square feet of screened outdoor storage, with the waiver request of Architectural Design requirements in the (B-2) Urban General Business Zoning District

VII: Other Matters to be considered

Docket Number	Name	Address of Project	Item to be Considered
			Discussion of 2021 Filing Schedule
			Administrative Review of Development Plan

Respectfully Submitted:

Wayne DeLong, AICP, CPM
Director of Planning and Economic Development

November 17, 2020

ANNEX TO PUBLIC NOTICE FOR THE NOVEMBER 16, 2020 REGULAR MEETING OF THE ZIONSVILLE PLAN COMMISSION

In his Executive Orders 20-47 Governor Eric J. Holcomb has ordered all political subdivisions of the State of Indiana to limit public gatherings and to implement the Centers for Disease Control and Prevention's and the Indiana State Department of Health's recommended virus mitigation strategies. The Executive Orders suspend certain requirements for Essential Governmental Functions that facilitate Essential Infrastructure with respect to public meetings and open door laws, including suspending physical participation requirements by members of public agency governing bodies and permitting public attendance through electronic means of communications. As a political subdivision of the State of Indiana, the Zionsville Town Council must comply with the Executive Orders throughout the duration of the COVID-19 Public Health Emergency.

Members of the public shall have the right to attend Plan Commission Public Meetings via the following forms of electronic communication:

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/86439866409>

Or iPhone one-tap :

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207.226.132.110 (Japan)

Meeting ID: 864 3986 6409

SIP: 86439866409@zoomcrc.com

Members of the public shall have the option of recording their attendance at Plan Commission Public Meetings via electronic roll call at the start of the meeting or via e-mail at wdelong@zionsville-in.gov.

1. If a member of the public would like to attend a Plan Commission Public Meeting, but cannot utilize any of the access methods described above, please contact Wayne DeLong at 317-873-5108 or wdelong@zionsville-in.gov.
2. The Plan Commission will continually revisit and refine the procedures in this Annex to address public accessibility to Plan Commission Public Meetings during the COVID-19 Public Health Emergency.
3. If you need technical assistance in logging into Zoom for this webinar, please contact: Roger Kilmer, rkilmer@zionsville-in.gov, or 317-690-6539.