



Town Of Zionsville

Planning and Economic Development Combined Permit Activity

August 2022

Total permits issued for the month of August: 95

Printed 2022/09/02 07:19 AM

Permit Activity Breakdown

Commercial Permits	August 2022	August 2021	YTD 2022	YTD 2021	YTD Diff
New	0	0	6	12	-6
Interior Remodel	4	2	23	27	-4
Addition	0	0	2	1	1
Sign	4	6	38	28	10
Electric	1	3	14	11	3
Other	2	5	30	38	-8
Sewer	0	0	1	0	1
Commercial Totals	11	16	114	117	-3
Residential Permits					
Single Family	13	21	113	238	-125
Addition	13	15	83	107	-24
Remodel	11	10	71	79	-8
Electric	8	4	57	27	30
Pool/Spa	6	9	54	65	-11
Demolition	6	1	25	6	19
Other	22	23	144	167	-23
Sewer/Repairs	5	4	18	11	7
Residential Totals	84	87	565	700	-135
Combined Totals	95	103	679	817	-138

Building/Site Inspections: 509 Number Of Inspections: 686

Certificates Of Occupancy Issued: 63

Easement Encroachments Authorized: 0 Denied: 1

Zoning Code Enforcement Activity

Number of New Zoning Code Investigations: 17

Number of violations that resulted in a violation and/or stop work order: 9

Number of Investigations closed this month: 32

Total number of zoning code violations to date: 60



Town Of Zionsville

Planning and Economic Development Permit Detail

August 2022

Total Combined permits issued for the month of August: 95

Combined Permit Activity Detail

Page: 1

Printed 2022/09/02 07:19 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
R2022-585	August	1	\$1,134,700	\$1,408	\$4,025	\$1,221	\$1,009	Executive Homes	John & Laura Henredean	Res New	THE CLUB AT HOLLIDAY	G5	4244 ALDERBOROUGH	46077
U2022-586	August	1	\$0	\$90	\$0	\$0	\$0	AES Restaurant Group LLC	Zann Real Estate Group,	Comm Demo	Mayflower Park	1	7031 S MAYFLOWER	46077
U2022-587	August	1	\$0	\$100	\$0	\$0	\$0	Carpenter's Crew, Inc	Benjamin & Rachel Lanisus	Res Demo	Laughlin, Fours, Har	23, 24	745 W HAWTHORNE	46077
R2022-588	August	2	\$5,200	\$0	\$0	\$0	\$0	Bryce Wooden	Deborah Boyer	Res Other	Banbury Farms	10	1920 S 925 East	46077
U2022-589	August	2	\$40,000	\$0	\$0	\$0	\$0	Mano Restoration	Brian & Elizabeth	Res Remodel	Thornhill	106	1740 CONTINENTAL	46077
R2022-590	August	2	\$50,000	\$545	\$0	\$0	\$0	SGWM Properties, Inc	SGWM Properties, Inc	Res Remodel			8280 E 250 South	46077
13U2022-591	August	3	\$550,000	\$585	\$0	\$0	\$0	PJE Lawn Care & Landscaping	The PS 695 Revocable Trust	Res Add Pool			3863 WILLOW	46077
R2022-592	August	3	\$0	\$0	\$0	\$0	\$0	Mike Shaw	Jeffrey & Jill Meyers	Res Demo			6385 S 800 East	46077
R2022-593	August	4	\$0	\$100	\$0	\$0	\$0	Mike McGhee & Assoc	Matthew Callen	Res Finish Permit	Harbridge Woods	4	9780 SOARING	46077
U2022-594	August	4	\$0	\$100	\$0	\$0	\$0	Mike McGhee & Assoc	Bryan & Cheryl Miller	Res Finish Permit	OLDFIELD	29	6807 WELLINGTON	46077
R2022-595	August	4	\$0	\$100	\$0	\$0	\$0	Mike McGhee & Assoc	Michael & Tiffany Zittel	Res Finish Permit			8895 E 200 South	46077
R2022-596	August	4	\$0	\$100	\$0	\$0	\$0	Mike McGhee & Assoc	Sandra & Robert French	Res Finish Permit			9030 HUNT CLUB ROAD	46077
R2022-597	August	4	\$0	\$100	\$0	\$0	\$0	Mike McGhee & Assoc	RURAL PARTNERS	Res Finish Permit			8182 HUNT CLUB ROAD	46077
R2022-598	August	4	\$5,428	\$84	\$0	\$0	\$0	Hoosier Sign Guy	6-4-3, LLC	Comm Sign	STONEGATE	104	6885 W STONEGATE	46077
R2022-599	August	4	\$1,123,125	\$0	\$0	\$0	\$0	Sigma Builders, LLC	Brandon & Elyse Chambers	Res New	THE CLUB AT HOLLIDAY	N14	4275 HAMILTON	46077
U2022-600	August	4	\$300,000	\$0	\$0	\$0	\$0	Land Development &	Randall & Mary Tatlock	Res New	Inglenook of Zionsville	36	10492 ST ANNE DRIVE	46077
U2022-601	August	4	\$0	\$100	\$0	\$0	\$0	J Parrish Contracting	Three Little Pigs, LLC	Res Finish Permit			525 S 5TH STREET	46077
U2022-602	August	5	\$20,000	\$0	\$0	\$0	\$0	Austin Goodman	Paramesh Marina	Res Remodel	Hampshire	137	4821 STANTON	46077



Town Of Zionsville

Planning and Economic Development Permit Detail

August 2022

Total Combined permits issued for the month of August: 95

Combined Permit Activity Detail

Page: 2

Printed 2022/09/02 07:19 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
R2022-603	August	5	\$100,000	\$0	\$0	\$0	\$0	Shaws Custom Handywork	Jeffrey & Jill Meyers	Res Add			6385 S 800 EAST	46077
R2022-604	August	5	\$125,000	\$495	\$0	\$0	\$0	Perma Pools	Caleb & Jill Longenberger	Res Add Pool			8250 E 100 SOUTH	46077
U2022-605	August	8	\$120,000	\$345	\$0	\$0	\$0	Boyle Contrustion	Zionsville Presbyterian	Comm Remodel		CHAPEL	4775 W 116TH	46077
U2022-606	August	8	\$50,000	\$1,285	\$0	\$0	\$0	AES Restaurant Group LLC	Zann Real Estate Group,	Comm Remodel	Mayflower	1	7031 S MAYFLOWER	46077
R2022-607	August	8	\$25,000	\$200	\$0	\$0	\$0	Chuck's Construction	Kristin & Robert Potter	Res Add Deck			1486 N 1200 East	46069
U2022-608	August	9	\$40,874	\$75	\$0	\$0	\$0	Bone Dry Roofing	Alexander & Mary Lee	Res Reroof	Crosses 4th Addition	93, 94	80 N THIRD STREET	46077
R2022-609	August	9	\$0	\$6,025	\$0	\$0	\$0	Masterpiece Companies	Aaron & Nicole Busse	Res Sewer		SEWER CONNECTION	3402 S US 421	46077
R2022-610	August	9	\$764,000	\$800	\$0	\$0	\$0	Outdoor Environments	The Club at Holliday Farms	Comm Other	THE CLUB AT HOLLIDAY	R51 Interior	3950 CLUB RIDGE	46077
U2022-611	August	10	\$16,000	\$100	\$0	\$0	\$0	KJ's Handyman Repair	Kevin & Angela Nelson	Res Other	Hampshire	9	5220 ROSE DRIVE	46077
U2022-612	August	10	\$0	\$75	\$0	\$0	\$0	Kenneth Collyear III	Donna Spear	Res Electric	Ravinia	27	4601 SUMMERSONG	46077
U2022-613	August	10	\$285,000	\$0	\$0	\$0	\$0	Innovative Homes &	JONATHAN & LYND SAY	Res Add	Crosses 4th Addition	75	480 W POPLAR ST	46077
U2022-614	August	10	\$200,000	\$539	\$0	\$0	\$0	David Regnier	David & Zana Regnier	Res Add	Ferguson Minor	16A	185 S 6TH STREET	46077
U2022-615	August	11	\$1,300,000	\$1,650	\$4,025	\$1,221	\$1,009	New Generation Homes LLC	Terrance & Laura Andersen	Res New	Fourth and Pine Estates	3	401 W Pine Street	46077
U2022-616	August	11	\$0	\$75	\$0	\$0	\$0	Solar Energy Solutions	Theodore Soliday	Res Electric	Village Walk	85	105 VILLAGE PLACE	46077
U2022-617	August	11	\$150,000	\$512	\$0	\$0	\$0	Pools of Fun	Stephen & Whitney	Res Add Pool	Oak Ridge	112	10064 HICKORY	46077
19U2022-618	August	11	\$15,000	\$504	\$0	\$0	\$0	James & Jamie Brooks	James & Jamie Brooks	Res Remodel	THE ENCLAVE	78	6549 BRIARWOOD	46077
U2022-619	August	11	\$1,400,000	\$633	\$0	\$0	\$0	Carpenter's Crew, Inc	Benjamin & Rachel Lanius	Res Add	Laughlin, Fours, Har	23, 24	745 W HAWTHORNE	46077
R2022-620	August	12	\$30,000	\$410	\$0	\$0	\$0	EWC Home Services LLC	Kenneth & Rosilyn Neese	Res Remodel	Royal Run	386	6288 LANCASTER	46077



Town Of Zionsville

Planning and Economic Development Permit Detail

August 2022

Total Combined permits issued for the month of August: 95

Combined Permit Activity Detail

Page: 3

Printed 2022/09/02 07:19 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
U2022-621	August	12	\$113,000	\$0	\$0	\$0	\$0	Pools of Fun	Kyle & Amanda Edington	Res Add Pool	Clifden Pond	13	78 CLIFDEN POND ROAD	46077
R2022-622	August	12	\$28,000	\$0	\$0	\$0	\$0	Morton Buildings	Caleb & Jill Longenberger	Res Other	DERR FARM	2	8300 E 100 South	46077
U2022-623	August	12	\$0	\$0	\$0	\$0	\$0	Kent Shaffer Builders Inc	Jane Clarke	Res Sewer	OLIVERS		145 N MAIN STREET	46077
R2022-624	August	12	\$2,000,000	\$1,589	\$4,025	\$1,221	\$1,009	Gradison Building	Virginia Neff	Res New	THE CLUB AT HOLLIDAY	M6	11115 HAMILTON	46077
R2022-625	August	12	\$0	\$100	\$0	\$0	\$0	Robert Carr	Robert Carr	Res Demo			802 S 1100 East	46077
R2022-626	August	15	\$0	\$0	\$0	\$0	\$0	Mike McGhee & Assoc	Padmaja & Rajkishore Una	Res Finish Permit			8551 HUNT CLUB ROAD	46077
R2022-627	August	15	\$0	\$75	\$0	\$0	\$0	Mr Quik	Mark & Andrea Tompkins	Res Electric	Stonegate	53	7674 ST LAWRENCE	46077
R2022-628	August	15	\$1,500,000	\$0	\$0	\$0	\$0	Shaffer Enterprises of	J & R Equity Corp	Res New	THE CLUB AT HOLLIDAY	C29	3832 DARTMOOR	46077
R2022-629	August	16	\$2,000,000	\$1,623	\$4,025	\$1,221	\$1,009	Homes by Design	David & Jenna MacDonald	Res New	THE CLUB AT HOLLIDAY	F19	10620 PETE DYE RIDGE	46077
R2022-630	August	16	\$1,250,000	\$1,411	\$4,025	\$1,221	\$1,009	Old Town Design Group	Emma & Bradley	Res New	THE CLUB AT HOLLIDAY	C17	3550 DARTMOOR	46077
U2022-631	August	16	\$35,000	\$410	\$0	\$0	\$0	Bryce Wooden	Claudia Kenyon	Res Remodel	Old Dominion	29	1538 NORFOLK	46077
U2022-632	August	16	\$0	\$75	\$0	\$0	\$0	Courtesy Electric	Randall & Floranne Shaffer	Res Electric			735 W PINE STREET	46077
U2022-633	August	16	\$0	\$75	\$0	\$0	\$0	BRS Field Ops	Karyn Dzurisin	Res Electric	Sugarbush	88	625 MORNINGSIDE	46077
U2022-634	August	16	\$115,000	\$412	\$0	\$0	\$0	Emergent Construction	Woodrow & Sarah Corey	Res Add	Raintree	97	795 WOOD COURT	46077
U2022-635	August	17	\$1,000	\$1,025	\$0	\$0	\$0	Daniel & Caroline Bradley	Daniel & Caroline Bradley	Res Remodel	Crosses 4th Addition	2, 3	585 W ASH STREET	46077
13U2022-636	August	17	\$9,000	\$179	\$0	\$0	\$0	Image 360	Haven Dental Studio	Comm Sign	Appaloosa Crossing		3205 S US 421	46077
U2022-637	August	22	\$0	\$0	\$0	\$0	\$0	James Babcock	Zionsville Park and Recreation	Comm Electric		Pickleball Lighting	9645 WHITESTOWN	46077
R2022-638	August	17	\$20,000	\$75	\$0	\$0	\$0	Rodolfo Rodriguez	Elizabeth Ewbank	Res Reroof	SELIGS	D	543 AMOS DRIVE	46077



Town Of Zionsville

Planning and Economic Development Permit Detail

August 2022

Total Combined permits issued for the month of August: 95

Combined Permit Activity Detail

Page: 4

Printed 2022/09/02 07:19 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
U2022-639	August	17	\$5,000	\$75	\$0	\$0	\$0	ARAC Roof It Forward	Derek & Taylor Brewster	Res Reroof			710 Bloor Lane	46077
R2022-640	August	17	\$37,000	\$0	\$0	\$0	\$0	Paul & Cynthia Floyd	Paul & Cynthia Floyd	Res Add		pole barn	3575 E 400 South	46052
R2022-641	August	17	\$5,000,000	\$0	\$0	\$0	\$0	Kent Shaffer Builders Inc	Tucker & Sier Barnhart	Res New	THE CLUB AT HOLLIDAY	F30	10611 PETE DYE RIDGE	46077
R2022-642	August	17	\$0	\$0	\$0	\$0	\$0	Jason Alcorn	Matthew & Tina Carter	Res Electric	Pineview Estates	2	785 PINEVIEW	46077
U2022-643	August	18	\$12,000	\$75	\$0	\$0	\$0	Daahl Roofing	Barbara Harding	Res Reroof	CARTERS ADD.	35	665 W POPLAR	46077
19U2022-644	August	18	\$0	\$0	\$0	\$0	\$0	Casey-Bertram Construction	Zionsville Park & Rec Department	Res Demo			10202 ZIONSVILLE	46077
19U2022-645	August	18	\$0	\$0	\$0	\$0	\$0	Casey-Bertram Construction	Zionsville Park & Rec Department	Res Demo			10230 ZIONSVILLE	46077
U2022-646	August	18	\$400	\$63	\$0	\$0	\$0	Good Impressions	45 S Main Street LLC	Comm Sign	VBD		45 S Main Street	46077
U2022-647	August	18	\$0	\$25	\$0	\$0	\$0	Benjamin Franklin	John & Tamara Lodics	Res Sewer	Brittany Chase	120	4450 FULLCRY	46077
R2022-648	August	22	\$15,000	\$603	\$0	\$0	\$0	Kyle & Kathryn McDermott	Kyle & Kathryn McDermott	Res Remodel	Stonegate	147	7608 THE COMMONS	46077
R2022-649	August	22	\$400,000	\$100	\$0	\$0	\$0	365 Construction	Theresa Kraft	Res Add			9405 E SR 32	46077
U2022-650	August	22	\$99,215	\$504	\$0	\$0	\$0	CMH Builders	Matthew & Kim Bedwell	Res Remodel	Cobblestone Lakes	33	5032 PEBBLEPOINTE	46077
U2022-651	August	22	\$46,000	\$444	\$0	\$0	\$0	Jorge & Associate	Benjamin & Morgan Backes	Res Remodel	Hampshire	300	8135 SHALDON	46077
U2022-652	August	22	\$100,000	\$410	\$0	\$0	\$0	Trim It Up, LLC	Bryan & Jenna Sheward	Res Add	Huntington Woods	82	1161 HUNTINGTON	46077
U2022-653	August	22	\$0	\$25	\$0	\$0	\$0	Wharff Excavating	Brian & Lauren Driehorst	Res Sewer	Raintree	11	650 Eagle Creek Circle	46077
U2022-654	August	23	\$0	\$100	\$0	\$0	\$0	Charles Cluff	Charles Cluff	Res Demo	Crosses 4th Addition	109, 110, 111	40 N 5TH STREET	46077
U2022-655	August	23	\$98,000	\$0	\$0	\$0	\$0	Pools of Fun	Laurie & Morris Henry	Res Add Pool	Pemberton	26	8035 TOTTON	46077
U2022-656	August	23	\$0	\$0	\$0	\$0	\$0	ARS Rescue Rooter	Mark & Larissa Weuthrich	Res Sewer	Village Walk	139	1621 WATERFORD	46077



Town Of Zionsville

Planning and Economic Development Permit Detail

August 2022

Total Combined permits issued for the month of August: 95

Combined Permit Activity Detail

Page: 5

Printed 2022/09/02 07:19 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
U2022-657	August	23	\$705,000	\$0	\$0	\$0	\$0	Drees Homes	David & Ashling Hobbs	Res New			495 MULBERRY	46077
19U2022-658	August	23	\$121,181	\$410	\$0	\$0	\$0	Detail & Design	David & Marina Piechocki	Res Remodel	Brookhaven	226	2512 WOOD HOLLOW	46077
U2022-659	August	23	\$1,000	\$100	\$0	\$0	\$0	David Peterson	David & Sigrid Peterson	Res Other	CARTERS ADD.	38	635 W POPLAR	46077
U2022-660	August	23	\$0	\$0	\$0	\$0	\$0	Jeff Wraley	Jeff Wraley	Res Finish Permit			1025 W POPLAR	46077
U2022-661	August	24	\$200	\$82	\$0	\$0	\$0		Deinlein Food Group LLC	Comm Sign	VBD		65 S First Street	46077
R2022-662	August	25	\$10,000	\$75	\$0	\$0	\$0	Home Value Renovation	Praveen Kushmasnchi	Res Reroof	Royal Run	158	6310 PICKWICK	46077
U2022-663	August	25	\$13,487	\$0	\$0	\$0	\$0	Render Home Solutions	Erin Wray	Res Add Deck			5555 TURKEYFOOT	64077
U2022-664	August	26	\$5,000	\$100	\$0	\$0	\$0	11th Street Development	Barbara Hudson	Res Add Deck	Inglenook of Zionsville	34	10480 ST ANNE DRIVE	46077
U2022-665	August	26	\$21,182	\$0	\$0	\$0	\$0	ABC Roofing	Daniel & Carolyn Zinck	Res Reroof	Smith Meadow	52	4407 SUMMER	46077
U2022-666	August	26	\$65,000	\$75	\$0	\$0	\$0	Coomer Roofing	Valerie Swack	Res Reroof			9703 HUNT CLUB ROAD	46077
R2022-667	August	29	\$0	\$0	\$0	\$0	\$0	Sigma Builders, LLC	Kevin & Kerrie Patton	Res Finish Permit	THE CLUB AT HOLLIDAY	B16	3872 CHERWELL	46077
U2022-668	August	29	\$100,000	\$0	\$0	\$0	\$0	Lawn Landscape	Mark & Judith Miller	Res Other	Cramer Subdivision	1	4520 S 975 East	46077
U2022-669	August	29	\$3,000,000	\$2,237	\$4,025	\$1,221	\$1,009	Christopher Scott	Jeffrey & Jennifer Weber	Res New	THE CLUB AT HOLLIDAY	F24	10505 PETE DYE RIDGE	46077
U2022-670	August	30	\$25,000	\$804	\$0	\$0	\$0	Clarence Dale Kennedy	45 S Main Street LLC	Comm Remodel	Cross's Second Addition	17	45 S MAIN STREET	46077
U2022-671	August	30	\$5,000	\$125	\$0	\$0	\$0	Lennar	Lennar	Res Other	Hampshire	126	4840 ABERDEEN	46077
U2022-672	August	30	\$165,000	\$453	\$0	\$0	\$0	Central Construction	Keith & Kara Taylor	Res Add			670 MULBERRY	46077
U2022-673	August	30	\$0	\$0	\$0	\$0	\$0	Generator Supercenter of	James & Joann Ostrognai	Res Electric	Village Walk	3	1505 VILLAGE	46077
U2022-674	August	30	\$0	\$75	\$0	\$0	\$0	GRNE Solutions LLC	Robert & Elizabeth Mutzel	Res Electric	Spring Knoll	154	8903 WINTERBERRY	46077



Town Of Zionsville

Planning and Economic Development Permit Detail

August 2022

Total Combined permits issued for the month of August: 95

Combined Permit Activity Detail

Page: 6

Printed 2022/09/02 07:19 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
R2022-675	August	30	\$2,800,000	\$1,623	\$4,025	\$1,221	\$1,009	Homes by Design	Robert & Marci Kellar	Res New	THE CLUB AT HOLLIDAY	F27	10545 PETE DYE RIDGE	46077
R2022-676	August	30	\$1,199,400	\$1,414	\$4,025	\$1,221	\$1,009	Sigma Builders, LLC	Andrew & Magdalena Seitz	Res New	THE CLUB AT HOLLIDAY	L13	4270 HAMILTON	46077
U2022-677	August	31	\$66,910	\$0	\$0	\$0	\$0	Viewegh Crafted Homes	James & Ellen Burdick	Res Add	OLDFIELD	4	6860 OLDFIELDS	46077
R2022-678	August	31	\$88,000	\$533	\$0	\$0	\$0	Pools of Fun	DOUGLAS & LARA CAREY	Res Add Pool			11875 East 200 S	46077
U2022-679	August	31	\$1,200	\$447	\$0	\$0	\$0	Jake Watson	Andrade, LLC	Comm Remodel	Andrade	5, 6	10818 DEANDRA	46077



Town Of Zionsville

Planning and Economic Development C of O Detail

August 2022

Total: C of O issued for the month of August: 63

C of O Detail

Page: 1

Printed 2022/09/02 07:19 AM

Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
R2012-23	Gradison Building Corporation	Josh Kline	New Res	The Willows	131	11579 Bent Tree Court	46077	2022/08/19
R2020-988	Gradison Building Corporation	KURT & MARY KROENER	Res New		HOUSE	5353 S 700 EAST	46077	2022/08/03
R2021-48	Wedgewood Building Company	Wedgewood Building Co	Res New	THE CLUB AT HOLLIDAY	D23	3578 OLDE WELL RUN	46077	2022/08/16
U2021-90	Allen Construction	John & Lauren Hulls	Res Add	Thornhill	17	1900 MULSANNE DRIVE	46077	2022/08/31
R2021-91	Sigma Builders, LLC	Alok Kumar & Leah Gupta	Res New	THE CLUB AT HOLLIDAY	F6	10880 PETE DYE RIDGE	46077	2022/08/05
R2021-95	Wedgewood Building Company	Susan Stroble	Res New	THE CLUB AT HOLLIDAY	D14	3625 OLDE WELL RUN	46077	2022/08/18
R2021-113	Shaffer Enterprises of Indiana, Inc	Anne & John McKay	Res New	THE CLUB AT HOLLIDAY	F9	10820 PETE DYE RIDGE	46077	2022/08/05
U2021-124	R Underwood Construction, Inc	OHI ASSET (IN)ZIONSVILLE	Comm Remodel			675 S FORD ROAD	46077	2022/08/04
U2021-129	Modish Pools, LLC	Seth Alt	Res Add Pool	DEROSSI ESTATES	4	8916 WHITESTOWN ROAD	46077	2022/08/18
R2021-143	Homes by John McKenzie	David & Sandra Carr	Res New	THE CLUB AT HOLLIDAY	F11	10780 PETE DYE RIDGE	46077	2022/08/23
R2021-165	Williams Custom Art Builders	Gary & Joanne Mitchner	Res New	THE CLUB AT HOLLIDAY	F8	10840 PETE DYE RIDGE	46077	2022/08/24
13U2021-166	Wasson Nursery Inc	Jeffrey & Catherine Hilliker	Res Add Pool	Willow Ridge	53	4076 WILD WOOD COURT	46077	2022/08/01
R2021-175	Wedgewood Building Company	Wedgewood Building Company	Res New	THE CLUB AT HOLLIDAY	B11	3763 CHERWELL DRIVE	46077	2022/08/04
R2021-179	Gradison Building Corporation	John Workman	Res New	THE CLUB AT HOLLIDAY	J5	3953 CLUB RIDGE ESTATES	46077	2022/08/15
R2021-196	Surroundings	Michael & Briana Beckner	Res Add	Stonegate	5	6120 STONEGATE RUN	46077	2022/08/16
R2021-237	Homes by John McKenzie	LARRY & JOAN NICOLET	Res New	THE CLUB AT HOLLIDAY	D32	3700 OLDE WELL RUN	46077	2022/08/23



Town Of Zionsville

Planning and Economic Development C of O Detail

August 2022

Total: C of O issued for the month of August: 63

C of O Detail

Page: 2

Printed 2022/09/02 07:19 AM

Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
19U2021-345	Shamrock Builders	Anthony & Nicole Black	Res New	Shannon Springs	18	6140 BOULDER SPRINGS COURT	46077	2022/08/25
R2021-384	Wedgewood Building Company	Jason & Kelly Brown	Res New	THE CLUB AT HOLLIDAY	C4	3785 DARTMOOR WAY	46077	2022/08/03
R2021-481	Viewegh and Associates	James & Susan Walker	Res New	THE CLUB AT HOLLIDAY	D35	3748 OLDE WELL RUN	46077	2022/08/25
R2021-530	Pepper Construction	Sunbeam Development Corp	Comm Remodel	JIG FARMS SUBDIVISION	2 PACER (remodel + new	4175 S INDIANAPOLIS ROAD	46052	2022/08/18
R2021-556	Phil Sundling	The Club at Holliday Farms	Comm Other	THE CLUB AT HOLLIDAY	J8 Temporary Clubhouse	3983 CLUB RIDGE ESTATES	46077	2022/08/10
13U2021-584	Christopher Wetnight	Frankie & Christopher	Res Remodel	The Willows	8	11512 WILDLIFE COURT	46077	2022/08/25
R2021-616	Wedgewood Building Company	Wedgewood Building Company	Res New	THE CLUB AT HOLLIDAY	D12	3649 OLDE WELL RUN	46077	2022/08/24
U2021-691	Christina Erickson	Christina Erickson	Res Add Deck			610 MULBERRY STREET	46077	2022/08/22
U2021-717	Pulte Homes	PULTE HOMES OF INDIANA LLC	Res New	ASHBURN	42	5307 PEACHTREE ROAD	46077	2022/08/03
U2021-732	Richard Schaegel	Brandon & Lindsay Rooks	Res Remodel	Rock Bridge	34	8810 FLAGSTONE DRIVE	46077	2022/08/22
R2021-743	Kent Shaffer Builders Inc	David & Casey Garamoni	Res New	THE CLUB AT HOLLIDAY	G11	4215 ALDERBOROUGH	46077	2022/08/31
R2021-753	G & G Custom Homes Inc	James & Amy Bergstrom	Res New	THE CLUB AT HOLLIDAY	K5	4295 STRATHMORE LANE	46077	2022/08/23
U2021-765	Corbel Design & Build	Knute & Tricia Lentz	Res Add	Pemberton	18	5080 MELBOURNE PLACE	46077	2022/08/30
R2021-766	G & G Custom Homes Inc	Todd & Christy Nebesio	Res New	THE CLUB AT HOLLIDAY	K10	10930 LOCHFIELD DRIVE	46077	2022/08/30
U2021-778	Kingdom Roofing System	Thomas Poore	Res Reroof	Village Walk	157	1429 LANCASTER LANE	46077	2022/08/24
U2021-783	Rajavelu Kandasamy	Rajavelu & Preveena	Res Add	Hampshire	91	8227 BRADFIELD ROAD	46077	2022/08/18



Town Of Zionsville

Planning and Economic Development C of O Detail

August 2022

Total: C of O issued for the month of August: 63

C of O Detail

Page: 3

Printed 2022/09/02 07:19 AM

Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
U2021-788	Guttertech	Sally & Victor Fulgoni	Res Add Deck	Hampshire	309	8110 SHALDON COURT	46077	2022/08/18
R2021-847	Modish Pools, LLC	Lanie & Alison Saunders	Res Add Pool	THE CLUB AT HOLLIDAY	C8	3697 DARTMOOR WAY	46077	2022/08/18
R2021-961	Central Construction Group	Joshua & Megan Develvis	Res Remodel			2470 S US 421	46077	2022/08/04
19U2021-970	Doubles Landscaping	Vijayanand Ramalingam	Res Add Deck	Vonterra	95	5879 WELDRA DRIVE	46077	2022/08/09
R2021-995	Keesling Custom Pools & Patios	GREGORY & SUSAN MILLER	Res Add Pool	THE CLUB AT HOLLIDAY	E6	10710 CHALLIS MILL COURT	46077	2022/08/08
R2021-1004	David Keck	David & Elizabeth Keck	Res Add			4990 E 750 SOUTH	46112	2022/08/26
R2021-1016	Homes by Design	Denver & Kristen Skaggs	Res Add Pool	THE CLUB AT HOLLIDAY	F46	11004 PETE DYE RIDGE	46077	2022/08/31
U2021-1020	Pools of Fun	Erin & Kenneth Johnson	Res Add Pool	Hampshire	165	4609 OAKLEY TERRACE	46077	2022/08/15
U2021-1030	Pulte Homes	Pulte Homes	Res New	ASHBURN	68	5385 ROSE DRIVE	46077	2022/08/29
13U2021-1034	Cruz Construction	Ashley & Andrew Strickland	Res Add Deck	The Willows	31	3260 WILDLIFE TRAIL	46077	2022/08/25
13U2022-6	BPI Outdoor Living	Melissa & Armand Palencia	Res Other	The Willows	141	11558 WILLOW BEND DRIVE	46077	2022/08/01
U2022-36	Pulte Homes	Pulte Homes	Res New	ASHBURN	41	8583 VERBENA ROAD	46077	2022/08/30
R2022-41	Perma Pools	John & Jessica Stefani	Res Add Pool			519 S 650 EAST	46075	2022/08/15
U2022-171	High Caliber Remodeling	Drake & Sarah Sterling	Res Add	Colony Woods	40	125 GOVERNORS LANE	46077	2022/08/31
U2022-209	Central Construction Group	Scott Sanders	Res Remodel	Olde Dominion	51	362 DOMINION DRIVE	46077	2022/08/25
U2022-300	Intelligent Living Solutions, LLC	Zionsville Fire House Real Estate	Comm Remodel	Cross's Second Addition	13, 18	85 E CEDAR STREET	46077	2022/08/04



Town Of Zionsville

Planning and Economic Development C of O Detail

August 2022

Total: C of O issued for the month of August: 63

C of O Detail

Page: 4

Printed 2022/09/02 07:19 AM

Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
U2022-321	CMH Builders	Jeremy & Melilssa Dexter	Res Remodel	Hampshire	268	8279 CARNEGIE LANE	46077	2022/08/08
13U2022-378	Cutting Edge Hardscapes	William & Holly Morris	Res Other	Willow Glen	64	3222 PURPLE ASH DRIVE	46077	2022/08/18
U2022-399	Halstead Architects	Christ Lutheran Church	Comm Remodel			600 N FORD ROAD	46077	2022/08/05
13U2022-406	Perma Pools	Anita Munoz-Boyle	Res Add Pool	Willow Glen	31	3262 AUTUMN ASH COURT	46077	2022/08/09
U2022-440	Barton Pool Company	Jeff & Dana Jones	Res Add Pool	Hampshire	132	4751 STANTON COURT	46077	2022/08/22
U2022-458	Chuck's Construction	Kyle & Emma Graper	Res Add Deck	Cobblestone Lakes	250	8985 SNOWBERRY COURT	46077	2022/08/18
R2022-471	Robert Stevens Roofing	Jeffrey & Joyce Horton	Res Reroof			6101 MORTON ROAD	46077	2022/08/02
R2022-481	Green Men Restoration	Megan Gonzalez-Piriz	Res Remodel	Royal Run	425	6551 ROXBURY PLACE	46077	2022/08/02
U2022-534	Kayla Trammel - Radiant Skin	CK PRICE PROPERTIES LLC	Comm Remodel	Cross's Second Addition	3	60 N MAIN STREET	46077	2022/08/26
U2022-540	Ronald Carlton	KESD Company	Comm Remodel	OLIVERS	41	30 E Poplar Street	46077	2022/08/05
U2022-543	Construction by Kennard	Andrew & Molly Griswald	Res Remodel	Hampshire	228	4100 KEIGHLEY COURT	46077	2022/08/18
13U2022-581	Indy Decorative Concrete	Ushemadzoro & Chido Chipengo	Res Other	Willow Glen	32	3260 AUTUMN ASH COURT	46077	2022/08/19
U2022-612	Kenneth Collyear III	Donna Spear	Res Electric	Ravinia	27	4601 SUMMERSONG ROAD	46077	2022/08/19
R2022-627	Mr Quik	Mark & Andrea Tompkins	Res Electric	Stonegate	53	7674 ST LAWRENCE COURT	46077	2022/08/23
R2022-649	365 Construction LLC	Theresa Kraft	Res Add			9405 E SR 32	46077	2022/08/26



Town Of Zionsville

Planning and Economic Development Permit Activity

Year: 2022

Printed 2022/09/02 07:19 AM

Activity Report																			Printed 2022/09/02 07:19 AM			
	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	0	7	0	7	11	7	8	4	7	4	21	0	0	77	0	10	342	527	12	29
February	0	1	1	2	0	5	16	4	7	4	5	3	7	1	1	57	1	14	283	456	7	27
March	0	1	4	0	3	5	19	13	8	8	5	5	19	2	0	92	1	17	466	685	17	41
April	2	0	3	6	2	3	11	11	7	13	7	2	17	3	0	87	1	10	431	566	18	46
May	2	0	3	4	0	5	14	14	10	9	5	0	22	1	0	89	0	10	434	627	68	67
June	0	0	2	14	7	1	17	15	8	4	9	4	23	3	0	107	0	12	416	567	27	64
July	1	0	6	1	1	2	12	6	12	7	10	1	13	3	0	75	0	12	418	572	28	52
August	0	0	4	4	1	2	13	13	11	8	6	6	22	5	0	95	0	8	509	686	31	63
September																						
October																						
November																						
December																						
Totals	6	2	23	38	14	30	113	83	71	57	54	25	144	18	1	679	3	93	3299	4686	208	389



Town Of Zionsville

Advanced Structural Component Use

2022/08/01-2022/08/31

Total: 52

Page: 1

Printed 2022/09/01 07:52 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
U2022-679	August	31	\$1,200	\$447	\$0	\$0	\$0	Jake Watson	Andrade, LLC	Comm Remodel	Andrade	5, 6	10818 DEANDRA	46077
U2022-677	August	31	\$66,910	\$0	\$0	\$0	\$0	Viewegh Crafted Homes	James & Ellen Burdick	Res Add	OLDFIELD	4	6860 OLDFIELDS	46077
R2022-676	August	30	\$1,199,400	\$1,414	\$4,025	\$1,221	\$1,009	Sigma Builders, LLC	Andrew & Magdalena	Res New	THE CLUB AT HOLLIDAY	L13	4270 HAMILTON	46077
R2022-675	August	30	\$2,800,000	\$1,623	\$4,025	\$1,221	\$1,009	Homes by Design	Robert & Marci Kellar	Res New	THE CLUB AT HOLLIDAY	F27	10545 PETE DYE RIDGE	46077
U2022-672	August	30	\$165,000	\$453	\$0	\$0	\$0	Central Construction	Keith & Kara Taylor	Res Add			670 MULBERRY	46077
U2022-671	August	30	\$5,000	\$125	\$0	\$0	\$0	Lennar	Lennar	Res Other	Hampshire	126	4840 ABERDEEN	46077
U2022-670	August	30	\$25,000	\$804	\$0	\$0	\$0	Clarence Dale Kennedy	45 S Main Street LLC	Comm Remodel	Cross's Second Addition	17	45 S MAIN STREET	46077
U2022-669	August	29	\$3,000,000	\$2,237	\$4,025	\$1,221	\$1,009	Christopher Scott	Jeffrey & Jennifer Weber	Res New	THE CLUB AT HOLLIDAY	F24	10505 PETE DYE RIDGE	46077
R2022-667	August	29	\$0	\$0	\$0	\$0	\$0	Sigma Builders, LLC	Kevin & Kerrie Patton	Res Finish Permit	THE CLUB AT HOLLIDAY	B16	3872 CHERWELL	46077
U2022-660	August	23	\$0	\$0	\$0	\$0	\$0	Jeff Wraley	Jeff Wraley	Res Finish Permit			1025 W POPLAR	46077
U2022-659	August	23	\$1,000	\$100	\$0	\$0	\$0	David Peterson	David & Sigrid Peterson	Res Other	CARTERS ADD.	38	635 W POPLAR	46077
19U2022-658	August	23	\$121,181	\$410	\$0	\$0	\$0	Detail & Design	David & Marina Piechocki	Res Remodel	Brookhaven	226	2512 WOOD HOLLOW	46077
U2022-657	August	23	\$705,000	\$0	\$0	\$0	\$0	Drees Homes	David & Ashling Hobbs	Res New			495 MULBERRY	46077
U2022-652	August	22	\$100,000	\$410	\$0	\$0	\$0	Trim It Up, LLC	Bryan & Jenna Sheward	Res Add	Huntington Woods	82	1161 HUNTINGTON	46077
U2022-651	August	22	\$46,000	\$444	\$0	\$0	\$0	Jorge & Associate	Benjamin & Morgan Backes	Res Remodel	Hampshire	300	8135 SHALDON	46077
U2022-650	August	22	\$99,215	\$504	\$0	\$0	\$0	CMH Builders	Matthew & Kim Bedwell	Res Remodel	Cobblestone Lakes	33	5032 PEBBLEPOINTE	46077
R2022-649	August	22	\$400,000	\$100	\$0	\$0	\$0	365 Construction	Theresa Kraft	Res Add			9405 E SR 32	46077
R2022-648	August	22	\$15,000	\$603	\$0	\$0	\$0	Kyle & Kathryn McDermott	Kyle & Kathryn McDermott	Res Remodel	Stonegate	147	7608 THE COMMONS	46077



Town Of Zionsville

Advanced Structural Component Use

2022/08/01-2022/08/31

Total: 52

Page: 2

Printed 2022/09/01 07:52 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
R2022-641	August	17	\$5,000,000	\$0	\$0	\$0	\$0	Kent Shaffer Builders Inc	Tucker & Sier Barnhart	Res New	THE CLUB AT HOLLIDAY	F30	10611 PETE DYE RIDGE	46077
R2022-640	August	17	\$37,000	\$0	\$0	\$0	\$0	Paul & Cynthia Floyd	Paul & Cynthia Floyd	Res Add		pole barn	3575 E 400 South	46052
U2022-635	August	17	\$1,000	\$1,025	\$0	\$0	\$0	Daniel & Caroline	Daniel & Caroline	Res Remodel	Crosses 4th Addition	2, 3	585 W ASH STREET	46077
U2022-634	August	16	\$115,000	\$412	\$0	\$0	\$0	Emergent Construction	Woodrow & Sarah Corey	Res Add	Raintree	97	795 WOOD COURT	46077
U2022-631	August	16	\$35,000	\$410	\$0	\$0	\$0	Bryce Wooden	Claudia Kenyon	Res Remodel	Old Dominion	29	1538 NORFOLK	46077
R2022-630	August	16	\$1,250,000	\$1,411	\$4,025	\$1,221	\$1,009	Old Town Design Group	Emma & Bradley	Res New	THE CLUB AT HOLLIDAY	C17	3550 DARTMOOR	46077
R2022-629	August	16	\$2,000,000	\$1,623	\$4,025	\$1,221	\$1,009	Homes by Design	David & Jenna MacDonald	Res New	THE CLUB AT HOLLIDAY	F19	10620 PETE DYE RIDGE	46077
R2022-628	August	15	\$1,500,000	\$0	\$0	\$0	\$0	Shaffer Enterprises of	J & R Equity Corp	Res New	THE CLUB AT HOLLIDAY	C29	3832 DARTMOOR	46077
R2022-626	August	15	\$0	\$0	\$0	\$0	\$0	Mike McGhee & Assoc	Padmaja & Rajkishore Una	Res Finish Permit			8551 HUNT CLUB	46077
R2022-624	August	12	\$2,000,000	\$1,589	\$4,025	\$1,221	\$1,009	Gradison Building	Virginia Neff	Res New	THE CLUB AT HOLLIDAY	M6	11115 HAMILTON	46077
R2022-622	August	12	\$28,000	\$0	\$0	\$0	\$0	Morton Buildings	Caleb & Jill Longenberger	Res Other	DERR FARM	2	8300 E 100 South	46077
R2022-620	August	12	\$30,000	\$410	\$0	\$0	\$0	EWC Home Services LLC	Kenneth & Rosilyn Neese	Res Remodel	Royal Run	386	6288 LANCASTER	46077
U2022-619	August	11	\$1,400,000	\$633	\$0	\$0	\$0	Carpenter's Crew, Inc	Benjamin & Rachel Lanius	Res Add	Laughlin, Fours, Har	23, 24	745 W HAWTHORNE	46077
19U2022-618	August	11	\$15,000	\$504	\$0	\$0	\$0	James & Jamie Brooks	James & Jamie Brooks	Res Remodel	THE ENCLAVE	78	6549 BRIARWOOD	46077
U2022-615	August	11	\$1,300,000	\$1,650	\$4,025	\$1,221	\$1,009	New Generation	Terrance & Laura	Res New	Fourth and Pine Estates	3	401 W Pine Street	46077
U2022-614	August	10	\$200,000	\$539	\$0	\$0	\$0	David Regnier	David & Zana Regnier	Res Add	Ferguson Minor	16A	185 S 6TH STREET	46077
U2022-613	August	10	\$285,000	\$0	\$0	\$0	\$0	Innovative Homes &	JONATHAN & LYND SAY	Res Add	Crosses 4th Addition	75	480 W POPLAR ST	46077
R2022-610	August	9	\$764,000	\$800	\$0	\$0	\$0	Outdoor Environments	The Club at Holliday Farms	Comm Other	THE CLUB AT HOLLIDAY	R51 Interior	3950 CLUB RIDGE	46077



Town Of Zionsville

Advanced Structural Component Use

2022/08/01-2022/08/31

Total: 52

Page: 3

Printed 2022/09/01 07:52 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
U2022-606	August	8	\$50,000	\$1,285	\$0	\$0	\$0	AES Restaurant	Zann Real Estate Group,	Comm Remodel	Mayflower	1	7031 S MAYFLOWER	46077
U2022-605	August	8	\$120,000	\$345	\$0	\$0	\$0	Boyle Contrustion	Zionsville Presbyterian	Comm Remodel		CHAPEL	4775 W 116TH	46077
R2022-603	August	5	\$100,000	\$0	\$0	\$0	\$0	Shaws Custom Handywork	Jeffrey & Jill Meyers	Res Add			6385 S 800 EAST	46077
U2022-602	August	5	\$20,000	\$0	\$0	\$0	\$0	Austin Goodman	Paramesh Marina	Res Remodel	Hampshire	137	4821 STANTON	46077
U2022-601	August	4	\$0	\$100	\$0	\$0	\$0	J Parrish Contracting	Three Little Pigs, LLC	Res Finish Permit			525 S 5TH STREET	46077
U2022-600	August	4	\$300,000	\$0	\$0	\$0	\$0	Land Development &	Randall & Mary Tatlock	Res New	Inglenook of Zionsville	36	10492 ST ANNE	46077
R2022-599	August	4	\$1,123,125	\$0	\$0	\$0	\$0	Sigma Builders, LLC	Brandon & Elyse	Res New	THE CLUB AT HOLLIDAY	N14	4275 HAMILTON	46077
R2022-597	August	4	\$0	\$100	\$0	\$0	\$0	Mike McGhee & Assoc	RURAL PARTNERS	Res Finish Permit			8182 HUNT CLUB	46077
R2022-596	August	4	\$0	\$100	\$0	\$0	\$0	Mike McGhee & Assoc	Sandra & Robert French	Res Finish Permit			9030 HUNT CLUB	46077
R2022-595	August	4	\$0	\$100	\$0	\$0	\$0	Mike McGhee & Assoc	Michael & Tiffany Zittel	Res Finish Permit			8895 E 200 South	46077
U2022-594	August	4	\$0	\$100	\$0	\$0	\$0	Mike McGhee & Assoc	Bryan & Cheryl Miller	Res Finish Permit	OLDFIELD	29	6807 WELLINGTON	46077
R2022-593	August	4	\$0	\$100	\$0	\$0	\$0	Mike McGhee & Assoc	Matthew Callen	Res Finish Permit	Harbridge Woods	4	9780 SOARING	46077
R2022-590	August	2	\$50,000	\$545	\$0	\$0	\$0	SGWM Properties, Inc	SGWM Properties, Inc	Res Remodel			8280 E 250 South	46077
U2022-589	August	2	\$40,000	\$0	\$0	\$0	\$0	Mano Restoration	Brian & Elizabeth	Res Remodel	Thornhill	106	1740 CONTINENTAL	46077
R2022-588	August	2	\$5,200	\$0	\$0	\$0	\$0	Bryce Wooden	Deborah Boyer	Res Other	Banbury Farms	10	1920 S 925 East	46077
R2022-585	August	1	\$1,134,700	\$1,408	\$4,025	\$1,221	\$1,009	Executive Homes	John & Laura Henredean	Res New	THE CLUB AT HOLLIDAY	G5	4244 ALDERBOROUGH	46077





MEETING RESULTS ZIONSVILLE BOARD OF ZONING APPEALS

Wednesday, August 3, 2022

6:30 PM (Local Time)

THIS PUBLIC MEETING WAS CONDUCTED ONSITE AT ZIONSVILLE TOWN HALL IN ROOM 105 (COUNCIL CHAMBERS), LOCATED AT 1100 WEST OAK STREET:

The following items are scheduled for consideration:

- I. Pledge of Allegiance
- II. Attendance **5 of 5 members attended. (In-person S. Mundy, C. Lake, A. Pickell, L. Jones and Virtual K. Postlethwait**
- III. Approval of the July 6, 2022, Minutes
- IV. Continuance or Withdrawal Requests

Docket Number	Name	Address of Project	Item to be considered
2022-41-DSV	D. Linder	9199 Brookstone Place Zionsville, IN 46077	Petitioner requested a withdrawal of the Petition. BZA members acknowledged the withdrawal. Petition for a Development Standards Variance to provide for an in-ground swimming pool which: 1) Exceeds the allowable lot coverage 2) Reduces the rear setback from 25' to 10' in the Urban Single-Family Residential Zoning District (R-SF-2).

V. Continued Business

Docket Number	Name	Address of Project	Item to be considered
2022-39-DSV	D. Carey	11875 E. 200 South Zionsville, IN 46077	Denied as presented & filed w/ exhibits & per staff report. 4 in Favor, 1 Opposed Petition for a Development Standards Variance for a reduction in the buffer yard to construct an in-ground swimming pool in the Rural Agricultural Zoning District (AG).

August 4, 2022

2022-40-DSV	D. Giles	6490 S. SR 267 Lebanon, IN 46052	Approved as presented & filed w/ exhibits & per staff report. 5 in Favor, 0 Opposed Petition for Development Standards Variance to provide for an accessory structure which: 1) Exceeds the permitted accessory square footage 2) Exceeds the allowable height for an accessory building (being taller than primary) 3) Reduction of the buffer yard in the Rural Agricultural Zoning District (AG).
-------------	----------	-------------------------------------	---

VI. New Business

Docket Number & Link	Name	Address of Project	Item to be considered
2022-43-DSV	M. Hussain	8750 E. 575 South Zionsville, IN 46077	Approved as presented & filed w/ exhibits & per staff report. 5 in Favor, 0 Opposed Petition for a Development Standards Variance to provide for an addition which: 1) Reduces the front yard setback 2) Memorialize the existing front yard setback in the Rural Single and Two-Family Residential Zoning District (R-2).
2022-44-DSV	F. Paul	3575 E. 400 South Lebanon, IN 46052	Approved as presented & filed w/ exhibits & per staff report. 5 in Favor, 0 Opposed Petition for Development Standards Variance to provide for an accessory structure which: 1) Exceeds the permitted accessory square footage 2) Exceeds the allowable height for an accessory building in the Rural Agricultural Zoning District (AG).

VII. Other Matters to be considered:

Docket Number	Name	Address of Project	Item to be considered
			None.



ZIONSVILLE PLAN COMMISSION RESULTS

Monday, August 15, 2022

7:00 PM (Local Time)

**THIS PUBLIC MEETING WAS CONDUCTED ONSITE AT ZIONSVILLE TOWN HALL
IN ROOM 105 (COUNCIL CHAMBERS), LOCATED AT 1100 WEST OAK STREET
AND ELECTRONICALLY VIA ZOOM.**

The following items were considered:

- I. Pledge of Allegiance
- II. Attendance: Dave Franz, Mary Grabianoski, Sharon Walker, Chris Lake, Cindy Madrick, and Jim Hurst attended in person. Larry Jones attended via Zoom.
- III. July 2022 Community & Economic Development Monthly Report - No action required.
- IV. Approval of Plan Commission Meeting Minutes
 - A. July 18, 2022 Regular Meeting - Draft Minutes: Approved with no changes.

V. Continuance or Withdrawal Requests

Docket Number	Name	Address of Project	Item to be Considered
2022-22-DP	Altum's / Garden Center	795 S. U.S. Highway 421, Zionsville	Petitioner submitted a request for Withdrawal of the Petition. The Withdrawal was acknowledged. Petition for Development Plan Approval of garden center to be located on a portion of a 7-acre site in the Rural (I-2) Industrial Zoning District and within the Rural (MRO) Michigan Road Overlay Zoning District.

VI. Continued Business

Docket Number	Petitioner / Project Name	Address of Project	Item to be Considered
2022-29-DPA	Harris FLP / "B" Shops at Appaloosa Crossing	3091 S. U.S. 421 Zionsville	Approved as presented and filed, subject to resolution of items in Comment Letters. 7 in Favor 0 Opposed Petition for a Development Plan Amendment to provide an outdoor seating area to be located on the southern end of the "B" Shops building (area previously approved as a drive-thru window and aisle). The involved property is zoned Rural General Business (GB) and is within the Rural Michigan Road Overlay.
2022-34-PP	Henke Development / Promontory - Primary Plat - Section 1	9825 Windy Hills Drive, Zionsville	Waiver of Cul-de-sac Length: Approved as presented. 7 in Favor 0 Opposed Primary Plat: Conditionally Approved as presented and filed, subject to resolution of items in Comment Letters. 6 in Favor 1 Opposed Petition for Approval of a Primary Plat for Promontory Section 1 consisting of 53 single-family residential lots on 245.4+/- acres in the Planned Unit Development (Promontory PUD) District. One Subdivision Waiver requested.
2022-35-DP	Henke Development / Promontory - Development Plan - Section 1	9825 Windy Hills Drive, Zionsville	Conditionally Approved as presented, subject to resolution of items in Comment Letters. 6 in Favor 1 Opposed Petition for Development Plan Approval of Promontory Section 1 consisting of 53 single-family lots on 245.4+/- acres being in the Planned Unit Development (Promontory PUD) District. One Waiver are requested.

VII. New Business

Docket Number	Petitioner/ Project Name	Address of Project	Item to be Considered
2022-30-PP	Hy-Vee Primary Plat	6125 S. 700 East Zionsville	Approved as presented and filed, subject to resolution of items in Comment Letters. 7 in Favor 0 Opposed Petition for the Subdivision of 26.36+/- acres into six (6) lots being in the Rural General Business (GB) District.

2022-31-DP	Hy-Vee Food store	6125 S. 700 East Zionsville	Conditionally Approved as presented and filed, subject to resolution of items in Comment Letters, and BZA Approval of needed Variance(s). 7 in Favor 0 Opposed Petition for Development Plan Approval of a 152,000 SF food store on a 17.93+/- acre site being in the Rural General Business (GB) District.
2022-41-DP	Hy-Vee Convenience Store / Fueling Station	6125 S. 700 East Zionsville	Approved as presented and filed, subject to resolution of items in Comment Letters. 7 in Favor 0 Opposed Petition for Development Plan Approval of a 4,150 SF convenience store with fuel sales on a 1.36+/- acre site being in the Rural General Business (GB) District.
2022-37-DPA	I-70 West LLC	4175 S. Indianapolis Road Lebanon	Approved as presented and filed. 7 in Favor 0 Opposed Petition for Development Plan Amendment to provide for a guard shack in the Rural Light Industrial Zoning District (I-1).
2022-38-DP	The Farm at Zionsville JV LLC	11819 Sycamore Street Zionsville	Approved as presented and filed, subject to resolution of items in Comment Letters. 6 in Favor (Chris Lake recused) 0 Opposed Petition for Development Plan approval consisting of 400 apartment dwellings on 17.02 +/- acres in the Planned Unit Development District (The Farm PUD).
2022-39-DPA	Cafe Patachou Inc	95 E. Pine Street Zionsville	Approved as presented and filed. 7 in Favor 0 Opposed Petition for Development Plan Amendment to allow for exterior modifications including interior remodeling in the Urban Village Business Zoning District (VBD).

VIII. Other Matters to be considered

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

Respectfully Submitted: Roger Kilmer
Planner I - Department of Community & Economic Development
Town of Zionsville

August 16, 2022



ZIONSVILLE

SECONDARY PLAT RELEASES

Secondary Plats Released by the
Plan Commission for Recordation August 2022

The Towns at Appaloosa Section 1A
The Towns at Appaloosa Section 1B

Devonshire Section 1A
Devonshire Section 1B