



Town Of Zionsville

Planning and Economic Development Combined Permit Activity

November 2022

Total permits issued for the month of November: 106

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Permit Activity Breakdown

Commercial Permits	November 2022	November 2021	YTD 2022	YTD 2021	YTD Diff
New	5	1	15	16	-1
Interior Remodel	2	1	31	34	-3
Addition	1	0	4	2	2
Sign	6	13	49	56	-7
Electric	1	0	16	16	0
Other	1	3	42	48	-6
Sewer	0	1	1	1	0
Commercial Totals	16	19	158	173	-15
Residential Permits					
Single Family	33	9	173	284	-111
Addition	25	6	146	133	13
Remodel	9	6	100	103	-3
Electric	5	8	73	60	13
Pool/Spa	1	4	68	84	-16
Demolition	2	1	31	8	23
Other	13	22	202	219	-17
Sewer/Repairs	2	1	27	15	12
Residential Totals	90	57	820	906	-86
Combined Totals	106	76	978	1079	-101

Building/Site Inspections: 446 Number Of Inspections: 621

Certificates Of Occupancy Issued: 47

Easement Encroachments Authorized: 0 Denied: 0

Zoning Code Enforcement Activity

Number of New Zoning Code Investigations: 4

Number of violations that resulted in a violation and/or stop work order: 2

Number of Investigations closed this month: 6

Total number of zoning code violations to date: 78



Town Of Zionsville

Planning and Economic Development Permit Detail

November 2022

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Combined Permit Activity Detail

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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
U2022-873	November	1	\$11,200	\$200	\$0	\$0	\$0	Kirkenlow Remodeling	James & Regina Becker	Res Add Deck	Austin Oaks	149	11618 SUMMIT	46077
19U2022-874	November	1	\$42,878	\$100	\$0	\$0	\$0	Indy Decorative Concrete	Drew & Celine Garland	Res Other	THE ENCLAVE	54	6837 WINDEMERE	46077
U2022-875	November	2	\$25,000	\$75	\$0	\$0	\$0	Home Value Renovation	Linda Smith	Res Reroof	Iron Gate	27	1610 IRONGATE	46077
R2022-876	November	3	\$100,000	\$345	\$0	\$0	\$0	Hoss Building Group	Scott Fitzgerald	Res Add			11425 E 550 South	46077
U2022-877	November	3	\$214,852	\$75	\$0	\$0	\$0	Jackson Contracting	Andrew & Julia Detherage	Res Reroof	OLDFIELD	2	6919 FOXLAND	46077
R2022-878	November	4	\$20,000	\$75	\$0	\$0	\$0	Cochran Exteriors	Patrick & Mary Rosswurm	Res Reroof			655 S US 421	46077
U2022-879	November	4	\$30,000	\$410	\$0	\$0	\$0	Nazareth Building	KERRY & PAMELA	Res Remodel			985 BLOOR LANE	46077
U2022-880	November	4	\$40,000	\$200	\$0	\$0	\$0	Lawn Landscape	Louis & Jennifer Janiera	Res Add Deck	Thornhill	95	1775 CONTINENTAL	46077
U2022-881	November	4	\$0	\$0	\$0	\$0	\$0	Phillip & Etelka Froymovich	Phillip & Etelka Froymovich	Res Demo			970 STARKEY	46077
19U2022-882	November	9	\$0	\$75	\$0	\$0	\$0	Eastwest Construction Inc	Jeremiah Johnson	Res Reroof	Brookhaven	160	2804 W High Grove Circle	46077
U2022-883	November	9	\$0	\$0	\$0	\$0	\$0	Seriously 24-7 LLC	Scott & Regina Scott	Res Sewer	OLIVERS	79	295 N MAPLE	46077
R2022-884	November	10	\$25,812	\$75	\$0	\$0	\$0	Bone Dry Roofing	Bruce Lulu & Helen Fosmire	Res Reroof	Stonegate	100	6741 W STONEGATE	46077
U2022-885	November	10	\$40,000	\$334	\$0	\$0	\$0	Tony Cluff	Charles Cluff	Res Add	Crosses 4th Addition	111	40 N 5TH STREET	46077
U2022-886	November	14	\$22,389	\$75	\$0	\$0	\$0	Amos Exteriors	Eugene & Donna Konradi	Res Reroof	Thornhill	41	1800 CONTINENTAL	46077
U2022-887	November	14	\$40,000	\$205	\$0	\$0	\$0	Bedrock Builders Inc.	BHI Senior Living	Res Add	Hoosier Village		5665 Cherryleaf	46077
U2022-888	November	14	\$700	\$100	\$0	\$0	\$0	Buckler Construction	Monica Brockmann	Res Add	Hampshire	277	8364 PEGGY COURT	46077
R2022-889	November	14	\$65,000	\$0	\$0	\$0	\$0	Indy Grills	Joe & Teresa Mansfield	Res Add	THE CLUB AT HOLLIDAY	F7	10860 PETE DYE RIDGE	46077
R2022-890	November	14	\$400,000	\$490	\$0	\$0	\$0	Carr Property Group	Robert Carr	Res Add			802 S 1100 East	46077



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19U2022-891	November	14	\$35,000	\$410	\$0	\$0	\$0	Archadeck of North	Cody & Joshua Elmore	Res Add	THE ENCLAVE	100	6524 BRIARWOOD	46077
R2022-892	November	14	\$25,000	\$268	\$0	\$0	\$0	Patrick Myers	PATRICK & LEZLIE MYERS	Res Add			3273 E 700 South	46052
U2022-893	November	14	\$614,000	\$1,294	\$7,585	\$2,045	\$1,009	Pulte Homes	Pulte Homes	Res New	ASHBURN	63	5330 ROSE DRIVE	46077
R2022-894	November	14	\$0	\$75	\$0	\$0	\$0	Jill & Tucker Herbold	Jill & Tucker Herbold	Res Electric	Jones Farm Addition	2	6425 E 100 North	46052
13U2022-895	November	14	\$8,000	\$117	\$0	\$0	\$0	Signarama	HARRIS FLP	Comm Sign	Appaloosa Crossing	SHOPS	3221 S US 421	46077
13U2022-896	November	16	\$50,000	\$410	\$0	\$0	\$0	Kirby Realty Group LLC	106 136 West Carmel Drive	Comm Remodel	Northwest Technology	2	6210 TECHNOLOGY	46077
U2022-897	November	16	\$0	\$125	\$0	\$0	\$0	Larry & Nancy Shultz	Larry & Nancy Schultz	Res Finish Permit	COLONY WOODS SEC 1	16	100 WILLIAMSBURG	46077
U2022-898	November	16	\$0	\$75	\$0	\$0	\$0	Unrivald Electric LLC	Beth & Steve Hoffman	Res Electric	Colony Woods	175	175 N MAXWELL	46077
U2022-899	November	16	\$5,000	\$229	\$0	\$0	\$0	Donald Schafer	Donald & Cynthia Schafer	Res Remodel	Colony Woods	2	1025 COLONY	46077
U2022-900	November	16	\$40,000	\$410	\$0	\$0	\$0	Matt Praed	Darren & Rhoda Nyce	Res Add	Rock Bridge	39	3645 MOSSY ROCK DRIVE	46077
U2022-901	November	17	\$1,000,000	\$1,257	\$0	\$0	\$0	Capitol Construction	GREG MERRELL	Comm Add	OP of Zionsville	4 TIPS MERMAID	135 S MAIN STREET	46077
19U2022-902	November	17	\$21,800	\$75	\$0	\$0	\$0	Bone Dry Roofing	Jeffery & Megan Easler	Res Reroof	Enclave	64	6824 Windemere	46077
U2022-903	November	17	\$105,000	\$455	\$0	\$0	\$0	Modish Pools, LLC	Chase Flashman	Res Add Pool	Lost Run Farms	14	14 LOST RUN LANE	46077
U2022-904	November	17	\$0	\$75	\$0	\$0	\$0	Ken Thiergartner	Ed & Marilyn Hunter	Res Electric	Colony Woods	141	965 MAXWELL	46077
U2022-905	November	17	\$1,000	\$225	\$0	\$0	\$0	Robert & Nannette Crook	Robert & Nannette Crook	Res Add			11750 GREENFIELD	46077
U2022-906	November	17	\$200,000	\$669	\$0	\$0	\$0	Shaffer Enterprise	Diana Powell	Res Remodel	OLIVERS	47	285 N MAIN STREET	46077
R2022-907	November	17	\$430,000	\$1,037	\$0	\$2,045	\$1,009	Schaffer Custom Homes	Stephanie Crane	Res New	Stonegate	250C	6686 BEEKMAN	46077
R2022-908	November	17	\$493,000	\$1,486	\$4,025	\$2,045	\$1,009	Fischer Homes	Fischer Homes	Res New	Chelsea Park	17	5423 PEMBRIDGE	46077



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U2022-909	November	17	\$52,475	\$410	\$0	\$0	\$0	Great Day Improvements	Sarah Torgeson	Res Add	CROSSES	10	325 S THIRD STREET	46077
R2022-910	November	18	\$10,000	\$410	\$0	\$0	\$0	Shane Patterson	Shane & Courtney	Res Remodel			538 AMOS DRIVE	46077
R2022-911	November	18	\$3,500	\$100	\$0	\$0	\$0	Jeff Shively	Jeffrey & Lisa Shively	Res Add Deck	Blackstone	6	7564 BLACKSTONE	46077
R2022-912	November	18	\$120,000	\$309	\$0	\$0	\$0	Morton Buildings	Jeffrey & Kathy Miller	Res Add			7863 S SR 267	46112
13U2022-913	November	18	\$0	\$200	\$0	\$0	\$0	Barton Pool Company	San Bel Development	Comm Demo	The Willows	Common Area B	3200 Wildlife Trail	46077
R2022-914	November	18	\$54,000	\$75	\$0	\$0	\$0	Arrow Construction	Brian & Tonya Hummer	Res Reroof	Huddersfield	10	3151 Huddersfield	46077
R2022-915	November	18	\$100,000	\$342	\$0	\$0	\$0	Martin Cline	Martin & Greta Cline	Res Add			8675 E 200 South	46077
R2022-916	November	18	\$400,000	\$819	\$0	\$0	\$0	Martin Cline	Martin & Greta Cline	Res Add			8675 E 200 South	46077
2022-917	November	18	\$0	\$0	\$0	\$0	\$0	Image 360	Zionsville Presbyterian	Comm Sign				
U2022-918	November	21	\$65,000	\$474	\$0	\$0	\$0	High Pointe Builders	Kevin Kennedy	Res Remodel	Crosses 4th Addition	121	485 W CEDAR	46077
U2022-919	November	21	\$0	\$0	\$0	\$0	\$0	Capital Construction	GREG MERRELL	Comm Electric	OP of Zionsville	4	135 S MAIN STREET	46077
R2022-920	November	21	\$30,000	\$100	\$0	\$0	\$0	FBI Buildings Inc	David & Ellen Smitson	Res Add			7867 S RETRIEVER	46077
U2022-921	November	21	\$260,000	\$1,153	\$4,025	\$2,045	\$1,009	Land Development &	Benjamin Marshalkowski	Res New	Inglenook of Zionsville	2	5714 INGLENOOK	46077
U2022-922	November	21	\$1,934,000	\$1,042	\$0	\$0	\$0	Hamilton Homes	Shannon & Mojgan	Res Add			1085 STARKEY	46077
U2022-923	November	21	\$150,000	\$475	\$0	\$0	\$0	Wildwood Designs, Inc	Joshua & Emily Thomas	Res Remodel	Colony Woods	275, 276	120 SCRANTON	46077
U2022-924	November	21	\$77,000	\$410	\$0	\$0	\$0	Indy Grills	Luciana & Christopher	Res Add	Hampshire	81	4856 DENTON	46077
R2022-925	November	21	\$18,000	\$277	\$0	\$0	\$0	American Steel Carports	Anthony DiGiusto	Res Add			2070 S US 421	46077
R2022-926	November	21	\$425,000	\$1,121	\$4,025	\$2,045	\$1,009	Homes by McKenzie	Robert & Cynthia	Res New	THE CLUB AT HOLLIDAY	P17	4135 HARTSWICK	46077



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13U2022-927	November	21	\$16,000	\$200	\$0	\$0	\$0	Rob Clevenger	William & Melissa Singer	Res Add Deck	HIDDEN PINES	24	3714 SUGAR PINE LANE	46077
R2022-928	November	22	\$14,000	\$502	\$0	\$0	\$0	Grande & Grande Inc	Amy & Grimes Gilchrist	Res Remodel	Blackstone	42	6378 BLACKSTONE	46077
U2022-929	November	22	\$0	\$100	\$0	\$0	\$0	Casey-Bertram Construction	David Underwood	Res Demo	LONG BROOK	1	6330 MAYFIELD	46077
R2022-930	November	22	\$75,000	\$0	\$0	\$0	\$0	Project Melton	Donovan & Jess Harshbarger	Res Add	Royal Run	157	6308 PICKWICK	46077
U2022-931	November	22	\$0	\$0	\$0	\$0	\$0	JA Yancey & Associates	Kristi Griffins	Res Finish Permit	Ansley Park	6	11730 ANSLEY	46077
U2022-932	November	22	\$0	\$0	\$0	\$0	\$0	Rectify Solar	David & Jeanine Mikell	Res Electric	OLIVERS	89, 90	165 N MAPLE	46077
13U2022-933	November	22	\$0	\$950	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Comm New	The Towns at Appaloosa	101-104 Shell	3278 Morab Drive	46077
13U2022-934	November	22	\$300,000	\$679	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	101 Sales Office	3278 Morab Drive	46077
13U2022-935	November	22	\$310,000	\$679	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	102	3276 MORAB DRIVE	46077
13U2022-936	November	22	\$300,000	\$679	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	103	3274 MORAB DRIVE	46077
13U2022-937	November	22	\$343,000	\$708	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	104	3272 MORAB DRIVE	46077
13U2022-938	November	22	\$0	\$1,050	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Comm New	The Towns at Appaloosa	1101-1105 Shell Bldg	3271 MORAB DRIVE	46077
13U2022-939	November	22	\$310,000	\$722	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1101	3271 MORAB DRIVE	46077
13U2022-940	November	22	\$300,000	\$721	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1102	3273 MORAB DRIVE	46077
13U2022-941	November	22	\$300,000	\$721	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1103	3275 MORAB DRIVE	46077
13U2022-942	November	22	\$300,000	\$719	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1104	3277 MORAB DRIVE	46077
13U2022-943	November	23	\$310,000	\$719	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1105	3279 MORAB DRIVE	46077
R2022-944	November	23	\$154,000	\$449	\$0	\$0	\$0	MDS Contracting &	Margaret Kofkoff	Res Add			145 S 775 East	46077



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U2022-945	November	28	\$15,000	\$0	\$0	\$0	\$0	Adam Scherpenberg	Adam & Stefania	Res Remodel	Laughlin, Fours, Har		445 W SYCAMORE	46077
13U2022-946	November	28	\$0	\$1,050	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Comm New	The Towns at Appaloosa	Lot 1201-1205	3261 MORAB DRIVE	46077
13U2022-947	November	28	\$300,000	\$721	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1201	3261 MORAB DRIVE	46077
13U2022-948	November	28	\$300,000	\$721	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1202	3263 MORAB DRIVE	46077
13U2022-949	November	28	\$300,000	\$721	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1203	3265 MORAB DRIVE	46077
13U2022-950	November	28	\$300,000	\$723	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1204	3267 MORAB DRIVE	46077
13U2022-951	November	28	\$300,000	\$719	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1205	3269 MORAB DRIVE	46077
U2022-952	November	28	\$375,000	\$0	\$0	\$0	\$0	Boaz Construction	Patachou Inc	Comm Remodel	OP of Zionsville	6 PATACHOU	95 E Pine Street	46077
13U2022-953	November	29	\$0	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Comm New	The Towns at Appaloosa	201 SHELL	3270 MORAB DRIVE	46077
13U2022-954	November	29	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	201	3270 MORAB DRIVE	46077
13U2022-955	November	29	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	202	3268 MORAB DRIVE	46077
13U2022-956	November	29	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	203	3266 MORAB DRIVE	46077
13U2022-957	November	29	\$30,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	204	3264 MORAB DRIVE	46077
13U2022-958	November	29	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	205	3262 MORAB DRIVE	46077
13U2022-959	November	29	\$320,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	206	3260 MORAB DRIVE	46077
13U2022-960	November	29	\$28,000	\$534	\$0	\$0	\$0	All Around Remodel	Raufu & Mona Lasisi	Res Remodel	HIDDEN PINES	47	3431 SUGAR PINE LANE	46077
R2022-961	November	29	\$486,000	\$1,511	\$4,025	\$2,045	\$1,009	Fischer Homes	Fischer Homes	Res New	Chelsea Park	10	5370 PEMBRIDGE	46077
U2022-962	November	29	\$0	\$25	\$0	\$0	\$0	Roto Rooter	Tracey Froggatt	Res Sewer			915 W POPLAR ST	46077



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U2022-963	November	29	\$5,500	\$0	\$0	\$0	\$0	Image 360	Zionsville Presbyterian	Comm Sign			4775 W 116TH Street	46077
U2022-964	November	29	\$3,500	\$0	\$0	\$0	\$0	Image 360	Zionsville Presbyterian	Comm Sign			4775 W 116th Street	46077
U2022-965	November	29	\$1,700	\$0	\$0	\$0	\$0	Image 360	Zionsville Presbyterian	Comm Sign			4775 W 116th Street	46077
U2022-966	November	29	\$2,100	\$0	\$0	\$0	\$0	Image 360	Zionsville Presbyterian	Comm Sign			4775 W 116th Street	46077
R2022-967	November	29	\$446,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	Devonshire	40 Model and Sales	8720 LEANDER	46077
R2022-968	November	29	\$2,500,000	\$1,612	\$4,025	\$2,045	\$1,009	Wedgewood Building	James & Lauren Schregardus	Res New	THE CLUB AT HOLLIDAY	Q17	4460 ELMSCOTT	46077
R2022-969	November	29	\$1,950,000	\$0	\$0	\$0	\$0	Wedgewood Building	Michael & Amie Redman	Res New	THE CLUB AT HOLLIDAY	Q15	4520 ELMSCOTT	46077
R2022-970	November	29	\$0	\$0	\$0	\$0	\$0	Padilla General Construction	Roldan & Olga Padilla	Res Finish Permit			1850 S 900 East	46077
R2022-971	November	30	\$0	\$0	\$0	\$0	\$0	Stidham Construction	Jeffrey & Elizabeth Brown	Res Finish Permit			10205 E 300 South	46077
R2022-972	November	30	\$0	\$0	\$0	\$0	\$0	Generator Supercenter of	Ernie Taylor	Res Electric			10985 E SR 32	46077
U2022-973	November	30	\$83,000	\$410	\$0	\$0	\$0	Winget Development	Josephine & Angus Lock	Res Add	Laughlin, Fours, Har	4	520 W SYCAMORE	46077
13U2022-974	November	30	\$0	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Comm New	The Towns at Appaloosa	301 Shell Buiding 3	3258 MORAB DRIVE	46077
13U2022-975	November	30	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	301	3258 MORAB DRIVE	46077
13U2022-976	November	30	\$310,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	302	3256 MORAB DRIVE	46077
13U2022-977	November	30	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	303	3254 MORAB DRIVE	46077
13U2022-978	November	30	\$310,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	304	3252 MORAB DRIVE	46077



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Planning and Economic Development C of O Detail

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Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
U2021-201	Executive Homes Construction Inc	ZIONSVILLE DEVELOPMENT	Res New	Pemberton	3	8065 HANLEY LANE	46077	2022/11/21
R2021-210	Homes by John McKenzie	Daniel & Stacie Kaar	Res New	THE CLUB AT HOLLIDAY	E20	10596 BARRINGTON WAY	46077	2022/11/16
R2021-389	Sigma Builders, LLC	Bridgewater Masters LLC	Res New	THE CLUB AT HOLLIDAY	A34	10981 HOLLIDAY FARMS BLVD	46077	2022/11/17
R2021-390	Integrity Homes Inc.	Greg & Julia Schultz	Res New	Mil-Dot Acres	1	8440 HUNT CLUB ROAD	46077	2022/11/10
R2021-423	Sigma Builders, LLC	Christina Evon & Michael Meyers	Res New	THE CLUB AT HOLLIDAY	J1	3891 CLUB RIDGE ESTATES	46077	2022/11/09
U2021-445	Wedgewood Building Company	ZIONSVILLE DEVELOPMENT	Res New	Pemberton	2	8045 HANLEY LANE	46077	2022/11/10
R2021-479	Homes by McKenzie	Homes by McKenzie	Res New	THE CLUB AT HOLLIDAY	D29	3652 OLDE WELL RUN	46077	2022/11/29
R2021-705	Wedgewood Building Co	Gary & Merry Theo	Res New	THE CLUB AT HOLLIDAY	D40	3842 OLDE WELL RUN	46077	2022/11/09
R2021-719	Christopher Scott Homes	Tim & Tiffany Stoner	Res New	THE CLUB AT HOLLIDAY	F34	10711 PETE DYE RIDGE	46077	2022/11/16
R2021-757	Wedgewood Building Company	Brian & Gina Dorsett	Res New	THE CLUB AT HOLLIDAY	F38	10801 PETE DYE RIDGE	46077	2022/11/03
13U2021-887	Render Home Solutions	Andrew Kemp & Elizabeth Wye	Res Add Deck	Fox Hollow	17	7486 FOX HOLLOW COURT	46077	2022/11/07
R2021-897	G & G Custom Homes Inc	Josh Martin	Res New	THE CLUB AT HOLLIDAY	C22	3670 Dartmoor Way	46077	2022/11/04
U2021-931	TIM & MARY KOGER	TIM & MARY KOGER	Res Add	Laughlin, Fours, Har	27, 28	775 W HAWTHORNE STREET	46077	2022/11/18
R2021-941	Old Town Design Group	Kevin & Lucy King	Res New	THE CLUB AT HOLLIDAY	A11	10826 HOLLIDAY FARMS BLVD	46077	2022/11/07
R2021-992	Blitz Builders	Jennifer Pickett	Res Add			9355 E 180 SOUTH	46077	2022/11/18
R2021-1021	Christopher Scott Homes	Courtney & Aubrey Lehman	Res Finish Permit	THE CLUB AT HOLLIDAY	E9	10622 CHALLIS MILL COURT	46077	2022/11/04



Town Of Zionsville

Planning and Economic Development C of O Detail

November 2022

Total: C of O issued for the month of November: 47

C of O Detail

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Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
U2021-1051	PJE Lawn Care & Landscaping LLC	SCOTT & STACEY SINGER	Res Other		2	145 N 3RD STREET	46077	2022/11/02
U2021-1136	Christopher Scott Homes	Christopher Carnell	Res Add	Colony Woods	88	1135 PARK PLACE	46077	2022/11/14
U2021-1149	Pulte Homes	Pulte Homes	Res New	ASHBURN	58	5406 ROSE DRIVE	46077	2022/11/07
U2021-1152	Pulte Homes	Pulte Homes	Res New	ASHBURN	39	8619 VERBENA ROAD	46077	2022/11/07
19U2022-47	Tower Engineering Professionals	Wabash Valley Power Association	Comm Cell Tower		Verizon Cell Tower	8505 E 400 South	46077	2022/11/07
U2022-63	The Smart Pergola	Douglas & Lynn Eriks	Res Other	Cobblestone Lakes	32	5042 PEBBLEPOINTE PASS	46077	2022/11/07
U2022-105	BPI Outdoor Living	Abigail & Jason Graham	Res Other	Hampshire	79	8271 DENTON DRIVE	46077	2022/11/10
U2022-124	Pulte Homes	PULTE HOMES OF INDIANA LLC	Res New	ASHBURN	49	5413 PEACHTREE ROAD	46077	2022/11/10
U2022-170	Central Construction Group	Robert & Gail Brown	Res Add	Colony Woods	56	105 BENNINGTON DRIVE	46077	2022/11/30
U2022-208	Mitch Young Construction Inc	Christopher & Kathrine Ruhl	Res Add	Colony Woods	17	90 WILLIAMSBURG COURT	46077	2022/11/01
U2022-278	Pro-Built	Joseph & Rachel Dunn	Res Add			1145 STARKEY ROAD	46077	2022/11/18
U2022-304	Rathnam Sabapathy Subbie	Aparna Shankran & Sund Sathish	Res Remodel	Hampshire	152	4616 OAKLEY TERRACE	46077	2022/11/23
U2022-489	Custom Living	Mark & Jill Chappell	Res Remodel	Buttondown Farms	36	4671 ST JOHNS CIRCLE	46077	2022/11/01
R2022-502	Tenpenny Houseworks Inc	Andrew & Tiffany Alaimo	Res Remodel	Stonegate	124	6641 E DEERFIELD DRIVE	46077	2022/11/07
U2022-531	Case Design and Remodeling	Kari & Dennis Skarvan	Res Remodel	Laughlin, Fours, Har	5	535 W SYCAMORE STREET	46077	2022/11/23
U2022-542	Cedar Street Builders	Daniel & Alexandria Gable	Res Remodel	Laughlin, Fours, Har	50	345 W HAWTHORNE STREET	46077	2022/11/10



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Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
U2022-565	Marten Construction	ROMAN CATHOLIC	Comm Remodel			1870 W Oak Street	46077	2022/11/07
R2022-626	Mike McGhee & Assoc	Padmaja & Rajkishore Una	Res Finish Permit			8551 HUNT CLUB ROAD	46077	2022/11/10
R2022-640	Paul & Cynthia Floyd	Paul & Cynthia Floyd	Res Add		pole barn	3575 E 400 South	46052	2022/11/17
R2022-642	Jason Alcorn	Matthew & Tina Carter	Res Electric	Pineview Estates	2	785 PINEVIEW DRIVE	46077	2022/11/10
R2022-697	CMH Builders	Lauren Kaup	Res Remodel	Stonegate	304	6713 REGENTS PARK DRIVE	46077	2022/11/28
U2022-702	Main Street Partners	Main Steet Partners	Comm Remodel	OP of Zionsville	5 HOOD	160 S MAIN STREET	46077	2022/11/02
R2022-713	Pepper Construction	1-70 WEST LLC	Comm New		2 Guard Shack #2	4175 S INDIANAPOLIS ROAD	46052	2022/11/29
U2022-723	Worthington Design & Remodel	Jeffrey Lawrence	Res Remodel	Huntington Woods	38	1229 HUNTINGTON WOODS ROAD	46077	2022/11/23
R2022-729	The Smart Pergola	Norma Bledsoe	Res Other	Stonegate	351	7670 DEERFIELD LANE	46077	2022/11/14
U2022-731	John & Mary Garcia	John & Mary Garcia	Res Finish Permit	Lost Run Farms	17	17 LOST RUN LANE	46077	2022/11/14
U2022-747	Pools of Fun	Kristy Applegate	Res Add Pool	Spring Knoll	303	8750 LILY COURT	46077	2022/11/15
U2022-755	Start to Finish Landscape	Shawn & Laura Coler	Res Other	Hampshire	164	4619 OAKLEY TERRACE	46077	2022/11/28
R2022-863	Roger Carter	Roger & Holly Carter	Res Other	Lakeview	26	625 LAKE VIEW DRIVE	46077	2022/11/23
U2022-864	Michael Wright	Michael & Melanie Wright	Res Finish Permit	Manchester Square	7-B	229 MANCHESTER DRIVE	46077	2022/11/14
U2022-931	JA Yancey & Associates	Kristi Griffins	Res Finish Permit	Ansley Park	6	11730 ANSLEY COURT	46077	2022/11/29



Town Of Zionsville

Planning and Economic Development Permit Activity

Year: 2022

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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	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	42
April	2	0	3	6	2	3	11	11	7	13	7	2	17	3	0	87	1	10	431	565	18	46
May	2	0	3	4	0	5	14	14	10	9	5	0	22	1	0	89	0	10	435	628	68	67
June	0	0	2	14	7	1	17	15	8	4	9	4	23	3	0	107	0	12	417	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	5	6	23	5	0	95	0	10	509	684	30	64
September	4	1	4	2	1	7	13	21	15	5	7	1	26	4	0	111	1	8	494	688	35	69
October	0	0	2	3	0	4	14	17	5	6	7	3	18	3	0	82	0	12	449	618	35	63
November	5	1	2	6	1	1	33	25	9	5	1	2	13	2	0	106	0	6	446	621	31	47
December																						
Totals	15	4	31	49	16	42	173	146	100	73	68	31	202	27	1	978	4	121	4690	6611	308	570





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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
13U2022-978	November	30	\$310,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	304	3252 MORAB	46077
13U2022-977	November	30	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	303	3254 MORAB	46077
13U2022-976	November	30	\$310,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	302	3256 MORAB	46077
13U2022-975	November	30	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	301	3258 MORAB	46077
13U2022-974	November	30	\$0	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Comm New	The Towns at Appaloosa	301 Shell Buiding 3	3258 MORAB	46077
U2022-973	November	30	\$83,000	\$410	\$0	\$0	\$0	Winget Development	Josephine & Angus Lock	Res Add	Laughlin, Fours, Har	4	520 W SYCAMORE	46077
R2022-971	November	30	\$0	\$0	\$0	\$0	\$0	Stidham Construction	Jeffrey & Elizabeth	Res Finish Permit			10205 E 300 South	46077
R2022-970	November	29	\$0	\$0	\$0	\$0	\$0	Padilla General Construction	Roldan & Olga Padilla	Res Finish Permit			1850 S 900 East	46077
R2022-969	November	29	\$1,950,000	\$0	\$0	\$0	\$0	Wedgewood Building	Michael & Amie Redman	Res New	THE CLUB AT HOLLIDAY	Q15	4520 ELMSCOTT	46077
R2022-968	November	29	\$2,500,000	\$0	\$0	\$0	\$0	Wedgewood Building	James & Lauren	Res New	THE CLUB AT HOLLIDAY	Q17	4460 ELMSCOTT	46077
R2022-967	November	29	\$446,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	Devonshire	40 Model and Sales	8720 LEANDER	46077
R2022-961	November	29	\$486,000	\$1,511	\$4,025	\$2,045	\$1,009	Fischer Homes	Fischer Homes	Res New	Chelsea Park	10	5370 PEMBRIDGE	46077
13U2022-960	November	29	\$28,000	\$534	\$0	\$0	\$0	All Around Remodel	Raufu & Mona Lasisi	Res Remodel	HIDDEN PINES	47	3431 SUGAR	46077
13U2022-959	November	29	\$320,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	206	3260 MORAB	46077
13U2022-958	November	29	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	205	3262 MORAB	46077
13U2022-957	November	29	\$30,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	204	3264 MORAB	46077
13U2022-956	November	29	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	203	3266 MORAB	46077
13U2022-955	November	29	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	202	3268 MORAB	46077



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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
13U2022-954	November	29	\$300,000	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	201	3270 MORAB	46077
13U2022-953	November	29	\$0	\$0	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Comm New	The Towns at Appaloosa	201 SHELL	3270 MORAB	46077
U2022-952	November	28	\$375,000	\$0	\$0	\$0	\$0	Boaz Construction	Patachou Inc	Comm Remodel	OP of Zionsville	6 PATACHOU	95 E Pine Street	46077
13U2022-951	November	28	\$300,000	\$669	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1205	3269 MORAB	46077
13U2022-950	November	28	\$300,000	\$673	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1204	3267 MORAB	46077
13U2022-949	November	28	\$300,000	\$671	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1203	3265 MORAB	46077
13U2022-948	November	28	\$300,000	\$671	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1202	3263 MORAB	46077
13U2022-947	November	28	\$300,000	\$671	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1201	3261 MORAB	46077
13U2022-946	November	28	\$0	\$1,050	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Comm New	The Towns at Appaloosa	Lot 1201-1205	3261 MORAB	46077
U2022-945	November	28	\$15,000	\$0	\$0	\$0	\$0	Adam Scherpenberg	Adam & Stefania	Res Remodel	Laughlin, Fours, Har		445 W SYCAMORE	46077
R2022-944	November	23	\$154,000	\$449	\$0	\$0	\$0	MDS Contracting &	Margaret Kofkoff	Res Add			145 S 775 East	46077
13U2022-943	November	23	\$310,000	\$669	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1105	3279 MORAB	46077
13U2022-942	November	22	\$300,000	\$669	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1104	3277 MORAB	46077
13U2022-941	November	22	\$300,000	\$671	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1103	3275 MORAB	46077
13U2022-940	November	22	\$300,000	\$671	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1102	3273 MORAB	46077
13U2022-939	November	22	\$310,000	\$672	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	1101	3271 MORAB	46077
13U2022-938	November	22	\$0	\$1,050	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Comm New	The Towns at Appaloosa	1101-1105 Shell	3271 MORAB	46077
13U2022-937	November	22	\$343,000	\$658	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	104	3272 MORAB	46077



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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
13U2022-936	November	22	\$300,000	\$629	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	103	3274 MORAB	46077
13U2022-935	November	22	\$310,000	\$629	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	102	3276 MORAB	46077
13U2022-934	November	22	\$300,000	\$629	\$0	\$941	\$1,009	Pulte Homes	Pulte Homes	Res New	The Towns at Appaloosa	101 Sales Office	3278 Morab Drive	46077
13U2022-933	November	22	\$0	\$950	\$0	\$0	\$0	Pulte Homes	Pulte Homes	Comm New	The Towns at Appaloosa	101-104 Shell	3278 Morab Drive	46077
U2022-931	November	22	\$0	\$0	\$0	\$0	\$0	JA Yancey & Associates	Kristi Griffins	Res Finish Permit	Ansley Park	6	11730 ANSLEY	46077
R2022-930	November	22	\$75,000	\$0	\$0	\$0	\$0	Project Melton	Donovan & Jess	Res Add	Royal Run	157	6308 PICKWICK	46077
R2022-928	November	22	\$14,000	\$502	\$0	\$0	\$0	Grande & Grande Inc	Amy & Grimes Gilchrist	Res Remodel	Blackstone	42	6378 BLACKSTONE	46077
R2022-926	November	21	\$425,000	\$1,121	\$4,025	\$2,045	\$1,009	Homes by McKenzie	Robert & Cynthia	Res New	THE CLUB AT HOLLIDAY	P17	4135 HARTSWICK	46077
R2022-925	November	21	\$18,000	\$277	\$0	\$0	\$0	American Steel Carports	Anthony DiGiusto	Res Add			2070 S US 421	46077
U2022-924	November	21	\$77,000	\$410	\$0	\$0	\$0	Indy Grills	Luciana & Christopher	Res Add	Hampshire	81	4856 DENTON	46077
U2022-923	November	21	\$150,000	\$0	\$0	\$0	\$0	Wildwood Designs, Inc	Joshua & Emily Thomas	Res Remodel	Colony Woods	275, 276	120 SCRANTON	46077
U2022-922	November	21	\$1,934,000	\$1,042	\$0	\$0	\$0	Hamilton Homes	Shannon & Mojgan	Res Add			1085 STARKEY	46077
U2022-921	November	21	\$260,000	\$1,153	\$4,025	\$2,045	\$1,009	Land Development &	Benjamin Marshalkowski	Res New	Inglenook of Zionsville	2	5714 INGLENOOK	46077
R2022-920	November	21	\$30,000	\$100	\$0	\$0	\$0	FBI Buildings Inc	David & Ellen Smitson	Res Add			7867 S RETRIEVER	46077
U2022-918	November	21	\$65,000	\$0	\$0	\$0	\$0	High Pointe Builders	Kevin Kennedy	Res Remodel	Crosses 4th Addition	121	485 W CEDAR	46077
R2022-916	November	18	\$400,000	\$819	\$0	\$0	\$0	Martin Cline	Martin & Greta Cline	Res Add			8675 E 200 South	46077
R2022-915	November	18	\$100,000	\$342	\$0	\$0	\$0	Martin Cline	Martin & Greta Cline	Res Add			8675 E 200 South	46077
R2022-912	November	18	\$120,000	\$309	\$0	\$0	\$0	Morton Buildings	Jeffrey & Kathy Miller	Res Add			7863 S SR 267	46112



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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
R2022-910	November	18	\$10,000	\$410	\$0	\$0	\$0	Shane Patterson	Shane & Courtney	Res Remodel			538 AMOS DRIVE	46077
U2022-909	November	17	\$52,475	\$410	\$0	\$0	\$0	Great Day Improvements	Sarah Torgeson	Res Add	CROSSES	10	325 S THIRD	46077
R2022-908	November	17	\$493,000	\$1,486	\$4,025	\$2,045	\$1,009	Fischer Homes	Fischer Homes	Res New	Chelsea Park	17	5423 PEMBRIDGE	46077
R2022-907	November	17	\$430,000	\$1,037	\$0	\$2,045	\$1,009	Schaffer Custom Homes	Stephanie Crane	Res New	Stonegate	250C	6686 BEEKMAN	46077
U2022-906	November	17	\$200,000	\$669	\$0	\$0	\$0	Shaffer Enterprise	Diana Powell	Res Remodel	OLIVERS	47	285 N MAIN STREET	46077
U2022-905	November	17	\$1,000	\$225	\$0	\$0	\$0	Robert & Nannette	Robert & Nannette	Res Add			11750 GREENFIELD	46077
U2022-901	November	17	\$1,000,000	\$1,257	\$0	\$0	\$0	Capitol Construction	GREG MERRELL	Comm Add	OP of Zionsville	4 TIPSY MERMAID	135 S MAIN STREET	46077
U2022-900	November	16	\$40,000	\$410	\$0	\$0	\$0	Matt Praed	Darren & Rhoda Nyce	Res Add	Rock Bridge	39	3645 MOSSY	46077
U2022-899	November	16	\$5,000	\$229	\$0	\$0	\$0	Donald Schafer	Donald & Cynthia	Res Remodel	Colony Woods	2	1025 COLONY	46077
U2022-897	November	16	\$0	\$125	\$0	\$0	\$0	Larry & Nancy Shultz	Larry & Nancy Schultz	Res Finish Permit	COLONY WOODS SEC	16	100 WILLIAMSBURG	46077
13U2022-896	November	16	\$50,000	\$410	\$0	\$0	\$0	Kirby Realty Group LLC	106 136 West Carmel Drive	Comm Remodel	Northwest Technology	2	6210 TECHNOLOGY	46077
U2022-893	November	14	\$614,000	\$1,294	\$7,585	\$2,045	\$1,009	Pulte Homes	Pulte Homes	Res New	ASHBURN	63	5330 ROSE DRIVE	46077
R2022-892	November	14	\$25,000	\$268	\$0	\$0	\$0	Patrick Myers	PATRICK & LEZLIE	Res Add			3273 E 700 South	46052
19U2022-891	November	14	\$35,000	\$410	\$0	\$0	\$0	Archadeck of North	Cody & Joshua Elmore	Res Add	THE ENCLAVE	100	6524 BRIARWOOD	46077
R2022-890	November	14	\$400,000	\$490	\$0	\$0	\$0	Carr Property Group	Robert Carr	Res Add			802 S 1100 East	46077
R2022-889	November	14	\$65,000	\$0	\$0	\$0	\$0	Indy Grills	Joe & Teresa Mansfield	Res Add	THE CLUB AT HOLLIDAY	F7	10860 PETE DYE RIDGE	46077
U2022-888	November	14	\$700	\$100	\$0	\$0	\$0	Buckler Construction	Monica Brockmann	Res Add	Hampshire	277	8364 PEGGY	46077
U2022-887	November	14	\$40,000	\$205	\$0	\$0	\$0	Bedrock Builders Inc.	BHI Senior Living	Res Add	Hoosier Village		5665 Cherryleaf	46077



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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
U2022-885	November	10	\$40,000	\$334	\$0	\$0	\$0	Tony Cluff	Charles Cluff	Res Add	Crosses 4th Addition	111	40 N 5TH STREET	46077
U2022-879	November	4	\$30,000	\$410	\$0	\$0	\$0	Nazareth Building	KERRY & PAMELA	Res Remodel			985 BLOOR LANE	46077
R2022-876	November	3	\$100,000	\$345	\$0	\$0	\$0	Hoss Building Group	Scott Fitzgerald	Res Add			11425 E 550 South	46077



MEETING RESULTS ZIONSVILLE BOARD OF ZONING APPEALS

Wednesday, November 2, 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, A. Pickell, L. Jones, K. Postlethwait Virtual – C. Lake)**
- III. Approval of the October 5, 2022, Minutes
- IV. Election of a Board of Zoning Appeals Secretary, Mike Dale **5 in Favor, 0 Opposed**
- V. Continuance or Withdrawal Requests

Docket Number	Name	Address of Project	Item to be considered
2022-58-DSV	Hoosier Storage Zionsville	7330 S. Indianapolis Road Whitestown, IN 46075	Petitioner requests a withdrawal of the Petition. BZA members acknowledged the withdrawal. Petition for a Development Standards Variance to provide for a reduction of the perimeter bufferyard and the landscaping requirements in the Rural General Industrial Zoning District (I-2).

VI. Continued Business

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

VII. New Business

Docket Number	Name	Address of Project	Item to be considered
2022-56-DSV	S. Torgeson	325 S. Third Street 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 enclosed porch addition which exceeds the allowable lot coverage in the Urban Village Residential Zoning District (R-V).
2022-57-DSV	M. Godbout	10703 Barrington Way Zionsville, IN 46077	Continued. Petitioner will return to the Board of Zoning Appeals after receiving a final determination from the Holliday Farms Architectural Review Board. 5 in Favor, 0 Opposed Petition for a Development Standards Variance to decrease the rear setback to provide for a swimming pool in the Holliday Farms Planned Unit Development.
2022-59-DSV	S. McCanna	1085 Starkey Road 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 to a single-family dwelling: 1) Exceeds the allowable lot coverage 2) Deviates from the required fifty (50) foot side yard setback 3) Memorialize the establishment of an existing 1-acre lot (Minimum lot size is 5 acres) 4) Memorialize the establishment of an existing lot width (Minimum lot width is 250 feet) 5) Memorialize the establishment of an existing lot frontage (Minimum lot frontage is 250 feet) in the Urban Open Land Zoning District (O-1).

VIII. Other Matters to be considered:

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



ZIONSVILLE PLAN COMMISSION RESULTS

Monday, November 21, 2022

7:00 PM (Local Time)

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

The following items are scheduled for consideration:

- I. Pledge of Allegiance
- II. Attendance: Dave Franz, Mary Grabianoski, Chris Lake, Larry Jones, Sharon Walker, and Jim Hurst attended in person. Cindy Madrick attended via Zoom.
- III. Election of Plan Commission Secretary: Action approved at the August 15, 2022, Plan Commission Meeting
- IV. Community & Economic Development October Monthly Report (Informational Only – no action required).
- V. Approval of the October 17, 2022, Regular Meeting Minutes: Approved with no changes.
- VI. Continuance or Withdrawal Requests

Docket Number	Name	Address of Project	Item to be Considered
2022-43-PP	Michael Andreoli / The Preserve at Fishback Creek (f/k/a Marsh Meadows)	7798 E. 500 South Zionsville	Approved to continue from the November 21, 2022, and the October 17, 2022 Meeting, to the December 19, 2022, Plan Commission Meeting. 7 in Favor 0 Opposed Petition for Approval of a Primary Plat for 8 single-family residential lots on 39 +/- acres and Block A on 24+/- acres in the Rural (R1) and Rural (R2) Residential Zoning District.

VII. Continued Business

Docket Number	Petitioner / Project Name	Address of Project	Item to be Considered
			None

VIII. New Business

Docket Number	Petitioner/ Project Name	Address of Project	Item to be Considered
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2022-50-RP	Phil Sundling / Replat of Lot J8 and Clubhouse Lot in Holliday Farms	3983 Club Ridge Estates Zionsville	Continued to the December 19, 2022, Plan Commission Meeting. 7 in Favor 0 Opposed Petition for the Approval of a Replat to relocate the existing property line between the Clubhouse lot and Lot J8, incorporating a portion of an unplatted lot with Lot J8, being in the Planned Unit Development District (Holliday Farms PUD).
2022-52-RP	Phil Sundling / Replat of Lots F32 and F33, Sec. 2 in Holliday Farms	10651 Pete Dye Ridge, Zionsville	Approved as Presented. 7 in Favor 0 Opposed Petition for the Approval of a Replat of Lots F32 and F33 of Section 2, Holliday Farms. The Replat would merge the two lots into a single lot, both lots being zoned Planned Unit Development (Holliday Farms PUD).

VIII. Other Matters to be considered

Docket Number	Name	Address of Project	Item to be Considered
ACT 2022-92	Hecker's Fitness	6828 W. Stonegate Drive, Zionsville	Minor Development Plan Amendment: Amendment to 2012-14-DP permitting modifications to existing windows, doors, and the addition of a new door for access.
Resolution Rules of Procedure	Town of Zionsville		Resolution was fully executed If approved by the Zionsville Town Council at their 8:00 am, December 21, 2022, meeting: Re-Adoption of the Plan Commission Rules of Procedure
Form Based Code	Form Based Code		Status update to Plan Commission regarding the Form Based Code

Respectfully Submitted: Mike Dale, AICP
Director - Department of Community & Economic Development
Town of Zionsville



ZIONSVILLE

SECONDARY PLAT RELEASES

Secondary Plats Released by the
Plan Commission for Recordation November 2022

No Secondary Plats were executed in November 2022