



Town Of Zionsville

Planning and Economic Development Combined Permit Activity

March 2018

Total permits issued for the month of March: 125

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Permit Activity Breakdown

Commercial Permits	March 2018	March 2017	YTD 2018	YTD 2017	YTD Diff
New	1	0	2	0	2
Interior Remodel	2	2	5	7	-2
Addition	0	0	0	0	0
Sign	6	3	12	5	7
Electric	0	2	3	3	0
Other	7	10	14	13	1
Sewer	0	0	0	0	0
Commercial Totals	16	17	36	28	8
Residential Permits					
Single Family	31	20	60	49	11
Addition	16	6	29	19	10
Remodel	3	9	18	25	-7
Electric	4	3	8	8	0
Pool/Spa	5	7	5	8	-3
Demolition	3	2	5	5	0
Other	46	23	68	43	25
Sewer/Repairs	1	0	4	4	0
Residential Totals	109	70	197	161	36
Combined Totals	125	87	233	189	44

Building/Site Inspections: 335 Number Of Inspections: 448

Certificates Of Occupancy Issued: 19

Easement Encroachments Authorized: 3 Denied: 2

Zoning Code Enforcement Activity

Number of New Zoning Code Investigations: 7

Number of violations that resulted in a violation and/or stop work order: 7

Number of Investigations closed this month: 5

Total number of zoning code violations to date: 23



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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
R2018-109	March	1	\$225,000	\$1,130	\$4,025	\$1,221	\$1,009	Neer Development	Neer Development	Res New	Courtyards of Zionsville		263 ASPEN DRIVE	46077
U2018-110	March	2	\$15,288	\$75	\$0	\$0	\$0	Eads Roofing, LLC	Diane Sanderson	Res Reroof	COBBLESTONE LAKES OF	364	8784 W COBBLESTONE	46077
U2018-111	March	2	\$260,000	\$1,095	\$0	\$1,221	\$1,009	Land Development &	Land Development	Res New	Inglenook of Zionsville	15	10475 DUSTY	46077
U2018-112	March	2	\$260,000	\$1,095	\$0	\$1,221	\$1,009	Land Development &	Land Development	Res New	Inglenook of Zionsville	13	10481 DUSTY	46077
13U2018-113	March	2	\$24,000	\$424	\$0	\$0	\$0	Chuck's Construction	Therese Ann McKenzie	Res Add	HIDDEN PINES	16	3904 SUGAR PINE LANE	46077
U2018-114	March	2	\$7,200	\$75	\$0	\$0	\$0	Community Exteriors, Inc.	Barton and Cristie Kniesly	Res Reroof	Colony Acres	2	695 MULBERRY	46077
R2018-115	March	2	\$5,700	\$75	\$0	\$0	\$0	Community Exteriors, Inc.	Gina Kreisher	Res Reroof	THE ENCLAVE	56	6840 WINDEMERE	46077
R2018-116	March	2	\$16,100	\$75	\$0	\$0	\$0	Community Exteriors, Inc.	Joseph Goode Jr	Res Reroof	THE ENCLAVE	68	6527 BRIARWOOD	46077
R2018-117	March	2	\$40,000	\$491	\$0	\$0	\$0	Mudslingers Pool & Patio	Mark Jordan	Res Add Pool			5455 S 800 E	46077
R2018-118	March	5	\$0	\$75	\$0	\$0	\$0	Mark Downs	STONEGAIT FARMS LLC	Res Demo			7681 EAST 500 SOUTH	46077
13U2018-119	March	5	\$0	\$200	\$0	\$0	\$0	Capitol Construction	NTC ASSOC	Comm Demo	Northwest Technology		6100 W 96TH STREET	46077
U2018-120	March	6	\$6,000	\$75	\$0	\$0	\$0	Community Exteriors, Inc.	Benjamin Ziesmer	Res Reroof	Iron Gate	50	100 LEXINGTON	46077
U2018-121	March	7	\$0	\$125	\$0	\$0	\$0	Lisa Hackman	Lisa Hackman	Res Other	OLIVERS	64	130 N MAPLE	46077
U2018-122	March	7	\$0	\$0	\$0	\$0	\$0	A Sign By Design	PERCIVAL CHUCK	Comm Sign		1, 4	112 SOUTH MAIN	46077
U2018-123	March	7	\$0	\$0	\$0	\$0	\$0	A Sign By Design	PERCIVAL CHUCK	Comm Sign		1, 4	112 S MAIN ST	46077
R2018-124	March	7	\$20,000	\$410	\$0	\$0	\$0	Jeffrey Todd	Jeffrey Todd	Res Add			10480 ZIONSVILLE	46077
R2018-125	March	7	\$154,898	\$75	\$0	\$0	\$0	Universal Roofing	David Kehlor	Res Reroof	ST CLAIR ESTATES	5	2980 BELLE MAISON	46077
R2018-126	March	7	\$8,680	\$75	\$0	\$0	\$0	Universal Roofing	Ramon Aguillon	Res Reroof	ROYAL RUN	430	6541 ROXBURY	46077



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U2018-127	March	7	\$12,203	\$75	\$0	\$0	\$0	Universal Roofing	Bradley Davis	Res Reroof	Cobblestone Lakes	357	8902 W COBBLESTONE	46077
U2018-128	March	8	\$3,900	\$225	\$0	\$0	\$0	Ask Jeff, Inc.	Andrea Simmons	Res Add			720 W OAK STREET	46077
13U2018-129	March	8	\$17,007	\$75	\$0	\$0	\$0	Amos Exteriors	Dylan Tarr	Res Reroof	Willow Glen	72	3229 PURPLE	46077
R2018-130	March	8	\$341,995	\$1,292	\$4,025	\$0	\$1,009	CalAtlantic Homes of	CalAtlantic Homes of	Res New	Vonterra	60	5897 Muscadine	46077
R2018-131	March	8	\$312,995	\$984	\$4,025	\$0	\$1,009	CalAtlantic Homes of	CalAtlantic Homes of	Res New	Vonterra	42	5924 MUSCADINE	46007
U2018-132	March	8	\$0	\$200	\$0	\$0	\$0	Moore Restoration	J & T Properties LLC	Comm Demo	CROSSES	21	65 SOUTH 1ST STREET	46077
U2018-133	March	8	\$14,862	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Todd Sullivan	Res Reroof	Cobblestone Lakes	163	4761 PEBBLEPOINTE	46077
U2018-134	March	8	\$21,379	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Michael Bradley	Res Reroof	Austin Oaks		3964 OAKLEAF	46077
2018-135	March	8	\$14,540	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Donald Pozywio	Res Reroof	COBBLESTONE LAKES OF	5	4995 S COBBLESTONE	46077
U2018-136	March	8	\$16,784	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Alexander Orłowski	Res Reroof	COBBLESTONE LAKES OF	251	8995 SNOWBERRY	46077
R2018-137	March	8	\$4,687	\$100	\$0	\$0	\$0	Decks by Design	Keith Carrell	Res Add Deck			1171 SOUTH 700 EAST	46077
U2018-138	March	8	\$45,000	\$490	\$0	\$0	\$0	High Pointe Builders	Jonathan Everson	Res Remodel	Oak Ridge	49	4600 HICKORY	46077
R2018-139	March	12	\$33,000	\$100	\$0	\$0	\$0	Capehart Landscape and	Andrew Jay & Michele Sutton	Res Other	Brookhaven	74	2800 NEWBURY	46077
U2018-140	March	12	\$0	\$75	\$0	\$0	\$0	Brahee Electric	LINDA SCHUELER	Res Electric	Colony Woods	45	40 STATEN PLACE	46077
R2018-141	March	12	\$3,500	\$125	\$0	\$0	\$0	Shawn Harvey	Shawn Harvey	Res Other			1953 N 1100 East	46069
U2018-142	March	13	\$0	\$0	\$0	\$0	\$0	Alt Construction	106TH & BENNETT LLC	Mass Grading			10650 Bennett	46077
U2018-143	March	13	\$12,883	\$75	\$0	\$0	\$0	Eads Roofing, LLC	DEBASHISH K & SOMA DEY	Res Reroof	COBBLESTONE LAKES OF	91	4971 S COBBLESTONE	46077
U2018-144	March	13	\$12,795	\$75	\$0	\$0	\$0	Eads Roofing, LLC	Ashley Lewis	Res Reroof	COBBLESTONE LAKES OF	373	8783 W COBBLESTONE	46077



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R2018-145	March	13	\$19,127	\$75	\$0	\$0	\$0	Eads Roofing, LLC	GREGORY & SHANNON	Res Reroof	BROOKHAVEN	68	2830 E HIGH GROVE	46077
U2018-146	March	13	\$0	\$100	\$0	\$0	\$0	Barton Pool Company	Matt & Marcella Cooper	Res Demo	Raintree Place	95	780 WOOD COURT	46077
U2018-147	March	13	\$26,803	\$60	\$0	\$0	\$0	DC Construction	Buckingham Companies	Comm Other	Quail Run	Parking Lot	1380 SAYLOR	46077
R2018-148	March	13	\$18,257	\$75	\$0	\$0	\$0	Bone-Dry Roofing	CARL & PATRICIA	Res Reroof			7100 W 96TH STREET	46077
U2018-149	March	13	\$11,915	\$75	\$0	\$0	\$0	Amos Exteriors Inc.	DEBORAH RIEDWEG	Res Reroof	Hunt Club Village	16	44 BALMORAL	46077
R2018-150	March	13	\$15,000	\$100	\$0	\$0	\$0	Candace Buckmaster	Candace Buckmaster	Res Add Deck			6485 E 650 South	46077
13U2018-151	March	14	\$18,000	\$200	\$0	\$0	\$0	Fiano Landscapes	Brian Anciaux	Res Add Deck	HIDDEN PINES	73	11491 EVERGREEN	46077
R2018-152	March	14	\$2,500	\$125	\$0	\$0	\$0	Richard & Edla Hovermale	Richard & Edla Hovermale	Res Add			4550 WILLOW	46077
U2018-153	March	14	\$21,018	\$75	\$0	\$0	\$0	Bone-Dry Roofing	ROGER & JOYCE	Res Reroof	Colony Woods	33	1055 WILLIAMSBURG	46077
13U2018-154	March	14	\$488,000	\$1,352	\$0	\$1,221	\$1,009	Pulte Homes	Pulte Homes	Res New	HIDDEN PINES	124	3561 EVERGREEN	46077
U2018-155	March	15	\$12,000	\$75	\$0	\$0	\$0	iRestore	Geha Makram	Res Reroof	BRITTANY CHASE	29	4171 HUNTSMAN	46077
U2018-156	March	15	\$11,000	\$75	\$0	\$0	\$0	Chuck's Construction	John Scott	Res Reroof		1 and 2	660 BLOOR LANE	46077
13U2018-157	March	15	\$23,000	\$410	\$0	\$0	\$0	Chuck's Construction	Michael Wagner	Res Add	HIDDEN PINES	15	3920 SUGAR PINE LANE	46077
U2018-158	March	15	\$15,000	\$58	\$0	\$0	\$0	Bedrock Builders	Bedrock Builders	Comm Other	The Oaks at Hoosier Village	Pocket Park	5652 EAGLE OAKS LANE	46077
U2018-159	March	15	\$493,000	\$1,244	\$4,025	\$1,954	\$726	Bedrock Builders	Bedrock Builders	Res New	The Oaks at Hoosier Village	44	10123 WHISPER	46077
U2018-160	March	15	\$975,000	\$1,738	\$8,025	\$1,954	\$726	Bedrock Builders	Bedrock Builders	Res New 2 Family	The Oaks at Hoosier Village	47 and 48	10071 & 10073	46077
U2018-161	March	15	\$975,000	\$1,738	\$8,025	\$1,954	\$726	Bedrock Builders	Bedrock Builders	Res New 2 Family	The Oaks at Hoosier Village	45 and 46	10091 & 10093	46077
R2018-162	March	15	\$640,995	\$1,301	\$4,025	\$0	\$1,009	CalAtlantic Homes of	CalAtlantic Homes of	Res New	Vonterra	37	10328 SEMILLON	46077



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R2018-163	March	15	\$328,995	\$1,307	\$4,025	\$0	\$1,009	CalAtlantic Homes of	CalAtlantic Homes of	Res New	Vonterra	52	10306 PIGATO	46077
R2018-164	March	15	\$338,995	\$1,251	\$4,025	\$0	\$1,009	CalAtlantic Homes of	CalAtlantic Homes of	Res New	Vonterra	54	10298 PIGATO	46077
R2018-165	March	15	\$341,995	\$1,324	\$4,025	\$0	\$1,009	CalAtlantic Homes of	CalAtlantic Homes of	Res New	Vonterra	63	5863 MUSCADINE	46077
R2018-166	March	15	\$0	\$75	\$0	\$0	\$0	Johnson Electric	Corban Properties	Res Electric			9742 PINE RIDGE	46077
R2018-167	March	15	\$0	\$75	\$0	\$0	\$0	Johnson Electric	Corban Properties	Res Electric			9772 PINE RIDGE	46077
U2018-168	March	15	\$25,000	\$75	\$0	\$0	\$0	Bone Dry	Janet King	Res Reroof	Colony Woods	264	175 SCRANTON	46077
U2018-169	March	15	\$11,000	\$75	\$0	\$0	\$0	Daahl Roofing	John Hall	Res Reroof	Spring Knoll		9121 IRIS LANE	46077
U2018-170	March	16	\$1,700	\$200	\$0	\$0	\$0	Randy Matthews	Randy Matthews	Res Add Deck	Thornhill	74	2060 MULSANNE	46077
R2018-171	March	16	\$30,000	\$100	\$0	\$0	\$0	Aqua Crew Pool and Spa	Christopher Clevenger	Res Other			10888 E SR 32	46077
U2018-172	March	16	\$11,000	\$75	\$0	\$0	\$0	Bone-Dry Roofing	Lillian Cato	Res Reroof	Sugarbush Hill	29	715 SUGARBUSH	46077
R2018-173	March	16	\$60,000	\$100	\$0	\$0	\$0	Capehart Landscape and	JOHN R HOLMES	Res Other	HUNT COUNTRY	2	7960 HUNT COUNTRY	46077
R2018-174	March	19	\$0	\$75	\$0	\$0	\$0	Burtner Electric	Hunter & Jennifer Smith	Res Electric			2140 SOUTH US 421	46077
R2018-175	March	19	\$35,760	\$424	\$0	\$0	\$0	Pletch Enterprises	Gina Kreisher	Res Add Pool	THE ENCLAVE	56	6840 WINDEMERE	46077
13U2018-176	March	20	\$8,500	\$100	\$0	\$0	\$0	Jason Mais	Jason Mais	Res Add Deck	THE WILLOWS	6	11500 WILDLIFE	46077
U2018-177	March	20	\$95,000	\$627	\$0	\$0	\$0	Mike McGhee & Assoc	John & Debra Coll	Res Add Pool	OLDFIELD	9	6885 OLDFIELDS	46077
13U2018-178	March	20	\$75,000	\$125	\$0	\$0	\$0	Aspen Outdoor Designs	Christopher Caniff	Res Other	The Woodlands at Irishman's	47	9302 IRISHMANS	46077
U2018-179	March	20	\$175,000	\$478	\$0	\$0	\$0	Case Design and Remodeling	James Ostrognai	Res Remodel	Colony Woods	105	1120 PARK PLACE	46077
U2018-180	March	20	\$16,581	\$75	\$0	\$0	\$0	Cochran Exteriors	Keving and Kim Kelly	Res Reroof	PRESERVE AT SPRING KNOLL	328	4258 HONEYSUCKLE	46077



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U2018-181	March	20	\$255,500	\$1,081	\$4,025	\$1,221	\$1,009	Beazer Homes	Beazer Homes	Res New	Hampshire	229	4112 KEIGHLEY	46077
13U2018-182	March	20	\$405,000	\$1,291	\$0	\$1,221	\$1,009	Pulte Homes	Pulte Homes	Res New	HIDDEN PINES	122	3591 EVERGREEN	46077
R2018-183	March	21	\$45,000	\$100	\$0	\$0	\$0	Husers Firefighter	Richard Richey	Res Other	Timberwolf	13	9231 TUNDRA	46077
U2018-184	March	21	\$1,900	\$5,683	\$0	\$0	\$6,042	Alt Construction	106TH & BENNETT LLC	Comm Tenant Finish			10650 BENNETT	46077
U2018-185	March	21	\$5,000	\$115	\$0	\$0	\$0	Raelee Wireless	JS Snider	Comm Cell Tower			10890 ANDRADE	46077
U2018-186	March	21	\$110,000	\$646	\$0	\$0	\$0	BGW Construction,	ADRIANNE SMITH	Res Add			245 N MAPLE	46077
U2018-187	March	22	\$18,000	\$410	\$0	\$0	\$0	Chuck's Construction	John Scott	Res Add		1 AND 2	660 BLOOR LANE	46077
U2018-188	March	22	\$975,000	\$1,796	\$8,025	\$1,954	\$726	Bedrock Builders	BHI Senior Living	Res New 2 Family	The Oaks at Hoosier Village	57 and 58	10090 & 10092	46077
U2018-189	March	22	\$975,000	\$1,796	\$8,025	\$1,954	\$726	Bedrock Builders	BHI Senior Living	Res New 2 Family	The Oaks at Hoosier Village	55 and 56	10070 & 10072	46077
U2018-190	March	22	\$975,000	\$1,796	\$8,025	\$1,954	\$726	Bedrock Builders	BHI Senior Living	Res New 2 Family	The Oaks at Hoosier Village	53 and 54	10030 & 10032	46077
U2018-191	March	22	\$975,000	\$1,796	\$8,025	\$1,954	\$726	Bedrock Builders	BHI Senior Living	Res New 2 Family	The Oaks at Hoosier Village	51 and 52	10020 & 10022	46077
U2018-192	March	22	\$975,000	\$1,796	\$8,025	\$1,954	\$726	Bedrock Builders	BHI Senior Living	Res New 2 Family	The Oaks at Hoosier Village	49 and 50	10051 & 10053	46077
R2018-193	March	22	\$11,000	\$75	\$0	\$0	\$0	Daahl Roofing	Allen Winslow	Res Reroof	THE ENCLAVE	86	6552 BRIARWOOD	46077
U2018-194	March	22	\$14,768	\$75	\$0	\$0	\$0	Eads Roofing, LLC	Paul Bailey	Res Reroof	Cobblestone Lakes	363	8790 W COBBLESTONE	46077
R2018-195	March	22	\$400,000	\$1,658	\$0	\$1,221	\$1,009	Drees Homes	Drees Homes	Res New	STONEGATE	344	7663 DEERFIELD	46077
R2018-196	March	22	\$273,900	\$1,474	\$0	\$1,221	\$1,009	Drees Homes	Drees Homes	Res New	Saddle Brook Farms	201	11134 GLEN AVON WAY	46077
R2018-197	March	22	\$374,995	\$1,210	\$4,025	\$0	\$1,009	CalAtlantic Homes of	CalAtlantic Homes of	Res New	Vonterra	61	5885 MUSCADINE	46077
13U2018-198	March	22	\$1,500	\$0	\$0	\$0	\$0	Sign Craft	TCD Associates	Comm Sign	Northwest Technology	Compliance Dashboard	6110 TECHNOLOGY	46077



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R2018-199	March	22	\$0	\$75	\$0	\$0	\$0	Wildwoor Designs, Inc	John Tynan	Res Demo			2705 S 875 E	46077
R2018-200	March	22	\$0	\$125	\$0	\$0	\$0	Denny White	Bruce and Donna McDavitt	Res Other			10002 E SR 32	46077
U2018-201	March	23	\$260,000	\$1,175	\$4,025	\$1,221	\$1,009	Beazer Homes	Beazer Homes	Res New	Hampshire	233	4176 KEIGHLEY	46077
R2018-202	March	23	\$3,000	\$225	\$0	\$0	\$0	John Bymaster	John Bymaster	Res Add			6675 S 425 East	46052
U2018-203	March	26	\$86,000	\$449	\$0	\$0	\$0	Bob Donaldson	Timothy Beckman	Res Remodel	Colony Woods	98	1070 PARK PLACE	46077
R2018-204	March	26	\$12,000	\$465	\$0	\$0	\$0	Samuel Pollauf	Samuel Pollauf	Res Add Pool			8218 E 550 S	46077
U2018-205	March	27	\$240,000	\$1,102	\$0	\$1,221	\$1,009	Land Development &	Land Development	Res New	Inglenook of Zionsville	14	10485 DUSTY	46077
U2018-206	March	27	\$260,000	\$1,127	\$0	\$1,221	\$1,009	Land Development &	Land Development	Res New	Inglenook of Zionsville	16	10479 DUSTY	46077
U2018-207	March	27	\$40,000	\$672	\$0	\$0	\$0	Case Design	PERCIVAL CHUCK	Comm Remodel		4	112 SOUTH MAIN	46077
R2018-208	March	27	\$9,503	\$75	\$0	\$0	\$0	Universal Roofing	Richard and Anne Arroyo	Res Reroof	Royal Run	482	6460 GLENWOOD	46077
U2018-209	March	27	\$15,653	\$75	\$0	\$0	\$0	Universal Roofing	BOB & CYNTHIA	Res Reroof	Mulberry Place	7	763 HANOVER	46077
U2018-210	March	27	\$293,186	\$1,388	\$4,025	\$1,221	\$1,009	Fischer Homes	Fischer Homes	Res New	Hampshire	95	4736 DENTON	46077
U2018-211	March	27	\$0	\$25	\$0	\$0	\$0	Ben Franklin Plumbing	Rebecca Lynn Livesay	Res Sewer	SCHICKS	49, 50, 51 and 48	295 SOUTH 9TH STREET	46077
R2018-212	March	28	\$14,000	\$233	\$0	\$0	\$0	Brent Lykens	Brent Lykens	Res Add	Sycamore Bend	53	527 NUTHATCH	46077
R2018-213	March	28	\$2,925	\$125	\$0	\$0	\$0	Sheila Fish	Sheila Fish	Res Add	Sycamore Bend	18	522 WREN WAY	46077
U2018-214	March	28	\$0	\$0	\$0	\$0	\$0	Next Day Signs	DONALD & BARBARA	Comm Sign		Jeweler	275 SOUTH MAIN	46077
U2018-215	March	28	\$0	\$25	\$0	\$0	\$0	Next Day Signs	DONALD & BARBARA	Comm Sign		5	255 SOUTH MAIN	46077
U2018-216	March	29	\$265,700	\$1,301	\$4,025	\$1,221	\$1,009	Beazer Homes	Beazer Homes	Res New	Hampshire	236	4177 KEIGHLEY	47066



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13U2018-217	March	29	\$1,500	\$0	\$0	\$0	\$0	Sign Craft	TCD Associates	Comm Sign	Northwest Technology	Capstone Administration	6110 TECHNOLOGY	46077
U2018-218	March	29	\$80,000	\$200	\$0	\$0	\$0	A & A Pronto	Michael and Andrea	Res Add Deck	Colony Woods	68	1060 CROWN	46077
U2018-219	March	29	\$50,000	\$519	\$0	\$0	\$0	Perma Pools	Drew Jacobson	Res Add Pool	Colony Woods	81	55 BLACKSTONE	46077
R2018-220	March	29	\$329,952	\$1,351	\$4,025	\$0	\$1,009	CalAtlantic Homes of	CalAtlantic Homes of	Res New	Vonterra	53	10302 PIGATO	46077
R2018-221	March	29	\$376,995	\$1,183	\$4,025	\$0	\$1,009	CalAtlantic Homes of	CalAtlantic Homes of	Res New	Vonterra	27	5833 ARBOIS	46077
U2018-222	March	29	\$625,000	\$1,372	\$0	\$1,009	\$1,221	Estridge Homes	Estridge Homes	Res New	Oxford Woods	2	11580 WALTON	46077
U2018-223	March	29	\$0	\$90	\$0	\$0	\$0	Bedrock Builders	BHI Senior Living	Comm Other	The Oaks at Hoosier Village	water meter vault	10201 ZIONSVILLE	46077
U2018-224	March	29	\$10,000	\$100	\$0	\$0	\$0	Salsbery Brothers	John Lodics	Res Other	Brittany Chase	120	4450 FULLCRY	46077
U2018-225	March	30	\$17,000	\$75	\$0	\$0	\$0	Stay Dry Roofing	Timothy and Mary Wiltout	Res Reroof	Raintree	66	300 RAINTREE	46077
U2018-226	March	30	\$20,000	\$75	\$0	\$0	\$0	Elk Roofing	Berna Rasmussen	Res Reroof	Colony Woods	29	975 WILLIAMSBURG	46077
U2018-227	March	30	\$33,524	\$75	\$0	\$0	\$0	Taylor Home Improvement	Lewis Jacobson	Res Reroof	Clifden Pond	25	6 STONE WALL LANE	46077
U2018-228	March	30	\$2,192,090	\$1,756	\$600	\$0	\$0	Meyer Najem	Ford Road Outlot LLC	Comm New		29	51 NORTH FORD ROAD	46077
U2018-229	March	30	\$25,917	\$75	\$0	\$0	\$0	Bone Dry	Allison Wharry	Res Reroof	Buttondown Farm	41	4636 ST JOHN	46077
U2018-230	March	30	\$16,652	\$75	\$0	\$0	\$0	Bone Dry	Joseph Smith	Res Reroof	Ravinia	48	4652 WINTERSTILL	46077
13U2018-231	March	30	\$48,668	\$75	\$0	\$0	\$0	Bone Dry	Alex Paskoff	Res Reroof	Willow Ridge	16	11509 WILLOW	46077
13U2018-232	March	30	\$14,695	\$75	\$0	\$0	\$0	Bone Dry	Sunil Patel	Res Reroof	The Willows	130	11582 BENT TREE	46077
R2018-233	March	30	\$5,000	\$75	\$0	\$0	\$0	Albert Lewis	Albert Lewis	Res Reroof			8995 E 200 South	46077



Town Of Zionsville

Planning and Economic Development C of O Detail

March 2018

Total: C of O issued for the month of March: 19

C of O Detail

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Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
13U2016-478	Jason Mais	Jason & Janice Mais	Res Add Deck	THE WILLOWS	6	11500 WILDLIFE COURT	46077	2018/03/16
R2016-784	Benjamin Hopkins	Benjamin Hopkins	Res Remodel	Brookhaven	148	2805 WEST HIGH GROVE CIRCLE	46077	2018/03/29
R2017-130	Mudslingers Pool & Patio	Steve & Brittany Shaver	Res Add Pool	PLEASANTVIEW LANE	3	9625 PLEASANT VIEW LANE	46077	2018/03/28
R2017-220	Cornerstone Industries Corp.	Daniel Hess	Res New	Stonegate	112	6734 W STONEGATE DRIVE	46077	2018/03/15
R2017-251	Hunter Smith	Hunter & Jennifer Smith	Res Add			2140 S US 421	46077	2018/03/28
R2017-301	Hank Gunn	Louis Janeira & Jane Crawford	Res Add	Pleasant View	10	9219 Pleasant View Lane	46077	2018/03/12
13U2017-708	Wedgewood Building Co	Wedgewood Building Co	Res New	THE WILLOWS	230	11504 GOLDEN WILLOW DRIVE	46077	2018/03/29
U2017-1916	Fischer Homes	Fischer Homes	Res New	Hampshire	113	4485 KETTERING PLACE	46077	2018/03/22
R2017-2090	James Shoemaker	James Shoemaker	Res Add			748 S 800 EAST	46077	2018/03/26
R2017-2097	Jackson Construction	John & Julia Chandler	Res Add			614 N 1200 EAST	46069	2018/03/21
R2018-2	Randy Tatlock	Randy Tatlock	Res Remodel	Fox Run	16	10036 Fox Run	46077	2018/03/12
R2018-9	Indiana Kitchen Company	MARTIN & KARLA BOHM	Res Remodel	Timberwolf	14	9177 Tundra Drive	46077	2018/03/13
R2018-28	Paul Hurst	JEREMIAH & AMANDA CLARK	Res Remodel			9560 E 600 South	46077	2018/03/14
U2018-52	Youngs Construction	Michael Adlong	Res Remodel	Colonial Heights	147	1130 MAXWELL LANE	46077	2018/03/08
U2018-55	Tom Booker	Elizabeth Kennan	Res Add Deck	Huntington Woods	24	1206 WINTERWOOD COURT	46077	2018/03/23
U2018-90	Backyard Living	Patrick Miller	Res Add	Spring Knoll		4317 SEDGE COURT	46077	2018/03/20



Town Of Zionsville

Planning and Economic Development C of O Detail

March 2018

Total: C of O issued for the month of March: 19

C of O Detail

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Permit #	Builder	Owner	Type Of Construction	Subdivision	Lot#	Address	Zip Code	C of O Approved
U2018-140	Brahee Electric	LINDA SCHUELER	Res Electric	Colony Woods	45	40 STATEN PLACE	46077	2018/03/19
R2018-152	Richard & Edla Hovermale	Richard & Edla Hovermale	Res Add			4550 WILLOW ROAD	46077	2018/03/22
13U2018-176	Jason Mais	Jason Mais	Res Add Deck	THE WILLOWS	6	11500 WILDLIFE COURT	46077	2018/03/21



Town Of Zionsville

Planning and Economic Development Permit Activity

Year: 2018

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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	1	2	3	3	12	6	5	3	0	1	4	1	0	42	1	7	350	441	21	20
February	0	0	2	4	0	4	17	7	10	1	0	1	18	2	0	66	0	10	361	430	17	20
March	1	0	2	6	0	7	31	16	3	4	5	3	46	1	0	125	1	22	335	448	9	19
April																						
May																						
June																						
July																						
August																						
September																						
October																						
November																						
December																						
Totals	2	0	5	12	3	14	60	29	18	8	5	5	68	4	0	233	2	39	1046	1319	47	59

DEPARTMENT OF PLANNING & ECONOMIC DEVELOPMENT-SUMMARY-MARCH 2018

Planning

Intake

- The Department reviewed / issued (119) building permits, issued (6) sign permits, and conducted 448 inspections (as detailed in the attached pages)
- The Department accepted five (5) petitions for review by the Board of Zoning Appeals at future meetings
- The Department accepted six (6) petition for review by the Plan Commission staff

Meetings

- Attended the March 5, 2018 Town Council meeting
- Attended a March 8, 2018 meeting regarding BCSO matters
- Attended a March 13, 2018 Department of Natural Resources training event
- Attended the March 13, 2018 Board of Zoning Appeals meeting
- Attended a March 14, 2018 meeting regarding Little League International
- Attended a March 14, 2018 meeting with Indianapolis Executive Airport representatives
- Attended the March 19, 2018 meeting of the Town Council
- Attended the March 21, 2018 internal TAC meeting
- Attended the March 22, 2018 TAC meeting
- Attended the March 23, 2018 IABO Educational Committee meeting
- Attended the March 26, 2018 special meeting of the Plan Commission
- Attended a March 28, 2018 meeting regarding Little League International
- Attended weekly Town Department Head meetings as well as weekly Planning Department staff meetings
- Attended scheduled Town legal services meetings
- Attended the bi-weekly Town engineering services meeting
- Met with various parties to discuss various development & redevelopment opportunities within the Town
- Met with future applicants regarding potential BZA filings and/ or PC filings

Reporting / Documentation

- Prepared (4) four staff reports/project memorandums for the Board of Zoning Appeals meeting (Disposition of matter and Staff Recommendations are attached to this Report and are available at the following link):
<https://www.zionsville-in.gov/AgendaCenter/ViewFile/Minutes/03132018-822>
- Prepared the Department's February month-end report

Communications

- Conducted various communications with applicants for the April Board of Zoning Appeals meeting (agenda attached)
- Conducted various communications regarding the April Plan Commission meeting (agenda attached)
- Conducted intake, processing, and disposition of Developers/Contractors/Residents' concerns in a timely manner
- Conducted communications with town staff members regarding fence encroachments within platted easements
- Conducted communications regarding Fiber Optic rollout / installations with town rights of ways
- Conducted communications regarding BZA findings as well as draft commitments associated with approved matters
- Conducted communications regarding Plan Commission findings, draft commitments, and other documents
- Conducted communications with new legal counsel for Plan Commission and Board of Zoning Appeals matters
- Conducted communications regarding various Public Records Requests with Town Staff
- Conducted communications regarding Little League International projected construction (public records request)

Projects / Education / Training

- The Department provided staff support to the Town Council, Board of Zoning Appeals, and Plan Commission
- Assigned addresses to new properties
- Commenced with goal setting reviews with Department staff
- The Department continued with onboarding of new Administrative Assistant
- Staff completed various zoning verification letters / public records requests associated with various properties within the Town
- 2020 United States Census preparatory training
- Conducted various sign removal efforts (signs located in the right-of-way)
- Reviewed and processed claims associated with vendors providing services related to planning/building/zoning services
- Document scanning / preparation for relocation of records
- Monitor 2018 Legislative Session activity

DEPARTMENT OF PLANNING & ECONOMIC DEVELOPMENT-SUMMARY-MARCH 2018

Economic Development

Meetings

- Participated in various internal meetings regarding the development within Creekside Corporate Park
- Met with individuals regarding redevelopment opportunities in the 106th Street TIF District
- Met with various individuals regarding interest in development within the Oak Street TIF District
- Met with various individuals regarding interest in development along SR 32 and also US 421
- Met with various parties regarding interest in relocating commercial entities to Zionsville
- Met with leadership of the Zionsville Community Development Corporation
- Attended the March 8, 2018 special meeting of the Zionsville Redevelopment Commission (RDC)
- Attended the March 15, 2018 ACEC Awards Banquet associated with Creekside Corporate Park
- Attended the March 27, 2018 meeting of the Zionsville Architectural Review Committee (ZARC)

Reporting / Documentation

- Prepared the March TIF Report
- Prepared 2017 Tax forms associated with the Community Development Corporation

Communications

- Conducted communications regarding Creekside Corporate Park
- Conducted communications regarding both the regular meeting and future meetings of the RDC
- Conducted communications regarding potential incentives related to projects proposed in the Town's TIF districts
- Conducted communications with interested parties regarding potential RDC / Town incentives
- Conducted internal communications regarding incentive programs utilized by the RDC
- Conducted communications regarding potential new development opportunities within the Town of Zionsville
- Conducted communications with Boone EDC representatives related to support of the Town of Zionsville
- Conducted communications regarding the Community Development Corporation
- Conducted various communications with Town leadership regarding various projects
- Conducted communications regarding Rockland's offer to purchase Creekside Corporate Park Lots 1-5, 7-14
- Conducted communications regarding closing document preparation associated with Lot 3 at Town Hall
- Conducted communications regarding CCRs for Creekside Corporate Park
- Communications regarding the disposal of Lot 3 at Town Hall
- Communications regarding programming associated with the Zionsville Architectural Review Committee

Projects / Training

- The Department provided staff support to the Redevelopment Authority, Redevelopment Commission, Community Development Corporation, and the Zionsville Architectural Review Committee
- Contract Management: Creekside Common Area / ROW Turf Stabilization Effort
- Contract Management: Creekside Landscape Install @ Eagle Creek
- Contract Management: Addendum 7 Creekside Corporate Park
- Contract Management: Creekside Covenants
- Contract Management: Snow Removal at Creekside Corporate Park
- Public Disposal Process: Disposal of Town Hall Government Center Lot 3
- Document Recordation: Creekside Corporate Park
- Indianapolis Executive Airport – Planning Area discussion
- Reviewed/ updated the detailed analysis of Town incentives and associated impacts
- Project coordination activities associated with Creekside Corporate Park
- Reviewed and processed claims associated with vendors providing services related to RDC activities
- Assignment Agreement compliance: Creekside Corporate Park
- 2019 Rural to Urban Service Area transition preparation

DEPARTMENT OF PLANNING & ECONOMIC DEVELOPMENT-SUMMARY-MARCH 2018

Current Project Specific Ongoing Matters - Department Wide (Consultant)

Downtown Marketing Study & Parking Analysis implementation (internal)
Economic Development Strategic Plan implementation (internal)
Creekside Corporate Park development (HWC/ CBBEL/ REA/ internal)
Creekside Corporate Park construction (Earth & Turf)
Creekside Corporate Park platting (HWC / Internal)
Creekside Corporate Park CCR's (Internal)
Creekside Corporate Park tenancy (Rockland / internal)
Zoning Ordinance maintenance (American Legal Publication / Internal)
Incentive impact tracking (internal)
Unsafe Buildings – board up / seal 590 North US 421 completed (ongoing internal monitoring)
Unsafe Buildings - 7485 South SR 267 (ongoing internal monitoring)
Lien posting / recording (Code Enforcement actions – capture recoverable expenses)
Road Impact Fee calculations (A&F)
Subdivision Bonding (BLN, Internal)
Oak Street TIF (Internal)
700E TIF (Internal)
300S / US 421 TIF (BT, Crowe, Internal)
Town Hall / Government Center – site development / internal space configuration (Internal)
WTH-Upgrades / FOG



MEETING RESULTS - ZIONSVILLE BOARD OF ZONING APPEALS MARCH 13, 2018

The Regular meeting of the Zionsville Board of Zoning Appeals occurred Tuesday, March 13, 2018 at 6:30 p.m. in the Zionsville Town Hall Room 105, 1100 West Oak Street, Zionsville, Indiana.

The following items were discussed:

I. Continuance Requests

Docket Number	Name	Address of Project	Item to be considered
2018-01-UV	D. Swiney	5779 S 900 East	Approved w/Conditions– 5 in Favor, 0 Opposed Petition for Use variance to allow for chiropractic services within an owner's personal residence in the Rural Low Density Single Family and Two-Family Residential Zoning District (R2).

II. New Business

Docket Number	Name	Address of Project	Item to be considered
2018-02-DSV	T. Lewis	465 W Cedar Street	Approved – 5 in Favor, 0 Opposed Petition for Development Standards variance in order to provide for the construction of a detached garage which: 1) Deviates from the required side & aggregate yard setbacks in the Urban Residential Village Zoning District (R-V).
2018-03-DSV	J. Stehr	190 N Sixth Street	Approved – 5 in Favor, 0 Opposed Petition for Development Standards variance in order to provide for the construction of a Single-Family Home & accessory uses which: 1) Exceeds the required lot coverage of 35%, to 51.2% 2) Deviates from the required side & aggregate yard setbacks 3) Deviates from the required front yard setback in the Urban Residential Village Zoning District (R-V).
2018-04-DSV	J. Scott	660 Bloor Lane	Approved – 5 in Favor, 0 Opposed Petition for Development Standards variance in order to provide for the construction of a front porch which: 1) Deviates from the required front yard setback in the Urban Residential Single-Family Zoning District (R-SF-1).

Respectfully Submitted:

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

March 14, 2018



MEETING NOTICE AND AGENDA- ZIONSVILLE BOARD OF ZONING APPEALS APRIL 10, 2018

The Regular meeting of the Zionsville Board of Zoning Appeals is scheduled for Tuesday, April 10, 2018 at 6:30 p.m. in the Zionsville Town Hall Room 105, 1100 West Oak Street, Zionsville, Indiana.

The following items are scheduled for consideration:

- I. Pledge of Allegiance
- II. Attendance
- III. Approval of the March 13, 2018 Meeting Minutes
- IV. Continuance Requests

Docket Number	Name	Address of Project	Item to be considered
			None

V. New Business

Docket Number	Name	Address of Project	Item to be considered
2018-05-DSV	ZCS Wireless Telecommunication Structure	4400 South 875 East	Petition for Development Standards Variance, to provide for the construction of a 125' wireless communications tower which would: 1) Exceed the allowable height in the Special Use Zoning District (SU-1).
2018-06-SE	ZCS Wireless Telecommunication Structure	4400 South 875 East	Petition for Special Exception to allow for the construction of a 125' wireless communications tower in the Special Use Zoning District (SU-1).
2018-07-DSV	S. Herron	955 W Oak Street	Petition for Development Standards variance in order to provide for the construction of a detached garage which: 1) Exceeds the allowable accessory square footage in the Urban Residential Village Zoning District (R-V).
2018-08-DSV	B & D Homes First Addition	640 & 650 Mulberry Street	Petition for Development Standards variance in order to provide for construction of single family homes which: 1) Are not connected to public water 2) Deviate from the minimum road frontage – Lot 3 only within the (R-SF-2), Residential Single Family Zoning District.

2018-09-DSV	Estridge Homes	Oxford Woods	Petition for Development Standards variance in order to provide for or permit single family homes which: 1) Exceed the required lot coverage of 20%, to 24% for lots 3, 5, 6, 14, & 15 within the Oxford Woods subdivision in the (R-SF-2), Residential Single Family Zoning District.
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VI. Other Matters to be considered:

Docket Number	Name	Address of Project	Item to be considered
2017-05-DSV	Estridge Homes	Oxford Woods	Status of Amended Plat
2017-11-DSV	Fischer Homes	Ansley Park	Status of Amended Plat
2017-44-SE	R. Campins	1331 S 1100 East	Status of Commitments
2017-45-DSV	R. Campins	1331 S 1100 East	Status of Commitments

Upon request, the Town of Zionsville will provide auxiliary aids and services. Please provide advance notification to Sue Jones ensure the proper accommodations are made prior to the meeting.

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

Respectfully Submitted:

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



MEETING NOTICE AND AGENDA ZIONSVILLE PLAN COMMISSION MEETING Monday April 16, 2018

The Regular meeting of the Zionsville Plan Commission is scheduled for Monday April 16, 2018, at 7:00 p.m. in Meeting Room # 105 at Zionsville Town Hall, 1100 West Oak Street.

The following items are scheduled for consideration:

- I. Pledge of Allegiance
- II. Attendance
- III. Approval of the February 20, 2018, Plan Commission Meeting Minutes
- IV. Continued Business

Docket Number	Name	Address of Project	Item to be Considered
2018-02-DPA	TPI Utility Construction, LLC	478 N. 1100 East	At the February 20, 2018 Plan Commission Meeting, Staff requested a continuance to the April 16, 2018 meeting Petition for Development Plan Amendment approval to provide for an approximately 8320 S.F. addition to an existing Commercial Structure in the (I-2) Rural General Industrial Zoning District

V. New Business

Docket Number	Name	Address of Project	Item to be Considered
2018-03-MP	K. Shaffer (Hale Minor Plat)	County Road 200 South	Petition for Minor Plat approval and request for a waiver from minimum water flow capacity as provided in Section 193.056 (B) (4) of the Subdivision Control Ordinance, for the establishment of 2 lots in the (R-1) Rural Residential Zoning District
2018-05-DPA	D. Russell LDR Rentals LLC	12115 N. Michigan Road	Petition for Development Plan approval to provide for an approximately 92 S.F. addition to an existing Commercial Structure in the Urban (B-1) Urban Neighborhood Business and the Urban (MRO) Michigan Road Overlay District Zoning District
2018-06-DP	Crown Castle	4400 S. 875 East	Petition for Development Plan Approval to allow for a one hundred and twenty-five (125) foot wireless telecommunications tower and associated improvements in the (SU-1) Special Use Zoning District.
2018-10-Z	Pulte Homes of Indiana, LLC (Little League International)	8602 E. 500 South (north 15 acres)	Petition for Zone Map change to rezone approximately 15 acres from the Urban (R-SF-2) Residential Zoning District to a (SU-7) Special Use Zoning District

2018-11-DP	S. Scheidler (Z Storage)	1230 Parkway Drive	Petition for Development Plan approval to provide for the construction of (3) three Storage Facilities of approximately 7800 square footage in total, on 1.0+/- acres in the Urban (B-2) General Business Zoning District
2018-12-Z	Henke Development Group (Holliday Farms)	3900 S. US 421 (Est.)	Petition for Zone Map change to rezone approximately 597 acres from the Rural R2 (Residential) Zoning District and the Rural (MRO) Michigan Road Overlay district to a (PUD) Planned Unit Development
2018-13-MP	B&D Homes, LLC	640-650 Mulberry Street	Petition for Minor Plat approval for the establishment of 3 lots in the (R-SF-2) Urban Residential Zoning District

VII: Other Matters to be considered

Docket Number	Name	Address of Project	Item to be Considered
2017-04-DP	Tom Wood	6408 Crane Drive	Status Update-Commitments
			Execution of Oath of Office (George Lewis)
			Execution of Findings of Fact 2017-42-DP Grand Brook Memory Care, and 2018-01-DP J. Viewegh

Upon request, the Town of Zionsville will provide auxiliary aids and services. Please provide advance notification to Sue Jones ensure the proper accommodations are made prior to the meeting.

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

Respectfully Submitted:

Wayne DeLong, AICP

Director of Planning and Economic Development

Town of Zionsville

March 29, 2018