



**Town of Zionsville
 Planning & Administration
 Year End Report**

Permit Activity for December 1 to December 31, 2007 – 26 Issued

Commercial/ Industrial:	December 2007	December 2006	YTD 2007	YTD 2006	Difference
New	0	1	6	6	0
Interior Remodel Addition	1	1	16	19	- 3
Sign	0	0	1	4	- 3
Electric	2	4	31	31	0
Other	0	0	3	3	0
	0	0	21	13	8
Residential:					
Single Family	8	3	86	114	- 28
Addition	0	2	40	33	7
Remodel	5	2	75	57	18
Garage	1	0	5	2	3
Electric	1	2	30	13	17
Pool/Spa	0	0	8	18	- 10
Demolition	0	0	16	7	9
Other	7	3	179	155	24
Sewer permit	1	1	10	8	2
TOTALS:	26	19	527	461	56

Building Inspections: December 111 (+3 sewer inspects) YTD: 2254
Certificates of Occupancy issued: 17 (208 YTD)
Easement Encroachments Authorized December: 0 YTD: 4

Meetings with Petitioners/Developers/Public (Planning Director – 26, Administrative Asst – 8)

ENFORCEMENT ACTIVITY:

Ordinance Violation Contact (Informal Notification)	0	(79 YTD)
Ordinance Violation Warnings (Formal Notification, Includes Stop Work, Citation,ect.)	1	(52 YTD)
Pending Violations from previous months	12	(12 YTD)
Complaints:	0	(54 YTD)

December07 Permit Activity

Permit	Day	Lot #	Subdivision	Address	Builder	Owner	Type	Construction Cost	ILP Cost	Sewer
2007-502	3		VW	762 Franklin Trace	Bone Dry Roofing	Paul Brownson	ReRoof	\$6,200.00	\$75.00	
2007-503	3		VW	1461 Waterford Drive	Bone Dry Roofing	Brian Harvey	ReRoof	\$6,000.00	\$75.00	
2007-504	4		A Hair Off Mane	30 E. Hawthorne	Gary Cassidy	Kent Manufacturing	Comm. Sign	\$49.00		
2007-505	4	53	RB	8840 Flagstone Drive	Estridge Group	Estridge Group	New Res.	\$172,000.00	\$1,166.00	\$7,695.00 PRIF \$1862, TIF \$861
2007-506	4	44/43	HV	9741 & 9731 Yellow Wood	Bedrock Builders	Baptist Homes	New Res.	\$259,862.00	\$1,302.00	PRIF \$3724, TIF \$1722
2007-507	4	57/58	HV	9786 & 9796 Blue Spruce	Bedrock Builders	Baptist Homes	New Res.	\$259,852.00	\$1,302.00	PRIF \$3724, TIF \$1722
2007-508	4	9	LRF	9 Lost Run Trail	Accent Landscaping	Ed & Barb Kowliowitz	Res. Accessory	\$35,000.00	\$191.00	
2007-509	5		CL	9095 Pebblepointe Circle	Feinberg Construction	Jane Rapinchuk	Res. Remodel	\$1,050.00		
2007-510	6	260	CL	4603 S. Cobblestone Drive	Michael & Allison Ortiz	Michael & Allison Ortiz	Res. Remodel	\$250.00		
2007-511	7	349	PSK	4227 Honeysuckle Lane	Chad Johnson	Chad Johnson	Res. Remodel	\$1,050.00		
2007-512	7	90	CB	10653 Willowood Drive	Wesley & Robin Merritt	Wesley & Robin Merritt	Res. Accessory	\$6,000.00	\$195.00	
2007-513	10		BTC	4301 Tally Ho Circle	JBD Builders	Dan Deurdurff	Res. Deck	\$5,900.00	\$75.00	
2007-514	10	33	Zion Hills	12162 Daugherty Drive	Joe Hoover	Lewis Davis	Res. Garage	\$30,000.00	\$250.00	
2007-515	10		CL	9065 Pebblepointe Circle	Steve Siminski	Mike & Joy Schrayner	Res. Deck	\$3,020.00	\$75.00	
2007-516	10	166	RB	8879 Mossy Rock Drive	Estridge Group	Estridge Group	New Res.	\$175,000.00	\$1,136.00	\$7,695.00 PRIF \$1862, TIF \$861
2007-517	10	147	RB	8899 Hearthstone Drive	Estridge Group	Estridge Group	New Res.	\$175,000.00	\$1,132.00	\$7,695.00 PRIF \$1862, TIF \$861
2007-518	11		VBD	180 S. Main	Steve Schwartz	Helen Kogan	Comm. Sign	\$57.00		
2007-519	12		TH	1412 Cricklewood Road	ABC Roofing	Alex & Linda Wrona	ReRoof	\$75.00		
2007-520	12	342	CL	8725 Heatherstone	Pulte Homes	Pulte Homes	New Res.	\$120,000.00	\$986.00	\$4,025.00 PRIF \$1862, TIF \$861
2007-521	13		VBD	240 N. 4th Street	Dan Armstrong	Jill Ridge	Res. Remodel	\$3,000.00	\$250.00	
2007-522	17	169	RB	8625 Mossy Rock Drive	Estridge Group	Estridge Group	New Res.	\$175,000.00	\$1,081.00	\$7,700.00 PRIF \$1862, TIF \$861
2007-523	17		CL	9065 Pebblepointe Circle	Wills Custom Art	Mike & Joy Schrayner	Res. Remodel	\$39,600.00	\$250.00	
2007-524	18			85 Poplar Street	Ron Manley	Susan Carr	Sewer	\$0.00		\$25.00
2007-525	18			250 Camden Drive	Steve Bryson	Pam Stachtler	Electric	\$50.00		
2007-526	18		BTP	10730 Bennett Parkway	West Design & Build	Andy West	Comm. Remodel	\$180,000.00	\$1,630.00	
2007-527	31	68	CL	9143 Whisper Bay Circle	Pulte Homes	Pulte Homes	New Res.	\$233,435.00	\$1,136.00	\$4,025.00 PRIF \$1862, TIF \$861

December07 COs

Permit #	Subdivision	Address	Lot #	Type	Contractor	Date
2007-287	CL	4811 S. Cobblestone	66	New Res.	Pulte Homes	12/3/2007
2007-354	CL	8882 W. Cobblestone		Res. Remodel	Doss, Bob	12/3/2007
2007-083		11585 Summit Circle		Res. Addition	DLS	12/5/2007
2007-289	Sanctuary	12075 Sanctuary Blvd.	11	New Res.	Shoopman Homes	12/6/2007
2007-421	CL	9410 Cobblestone Court		Res. Remodel	Kegeris	12/7/2007
2007-415	CL	8855 Stonewick Way		Res. Addition	Davidson, Jeff	12/12/2007
2007-105		625 Valley View Drive		New Res.	R & G	12/12/2007
2007-273		4447 Summer Dr		Res. Addition	Decks of Distinctioni	12/14/2007
2007-353		430 Trenton Court		Res Remodel	JL Fox	12/14/2007
2007-306	CL	8760 W. Cobblestone Dr	367	New Res.	Pulte Homes	12/17/2007
2007-256	SM	9689 Autumn Way		Res. Remodel	Shaffer Ent	12/17/2007
2007-407		1155 Parkway Dr		Comm. Remodel		12/17/2007
2007-367	OR	10338 Oak Ridge Drive		Res. Remodel	Maxson Construction	12/19/2007
2007-513		4301 Talley Ho Circle		Res. Deck	JBD	12/19/2007
2007-511	PSK	4227 Honeysuckle Ln		Res. Remodel	Johnson, Chad	12/21/2007
2007-066		625 Sycamore St		New Res.	Eagle Custon	12/24/2007
2007-067		623 Sycamore St		New Res.	Eagle Custon	12/24/2007
2007-379	TH	614 Silver Dawn Court		Res. Addition	Preston, Greg	12/27/2007
2007-477	TH	240 Bentley Drive		Res. Remodel	Maxson Construction	12/27/2007
2007-270		550 W. Linden		Res. Remodel	Barnard, Everett	12/28/2007

2007 ILP & Sanitary Sewer Fees	January	February	March	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
New Home	\$6,321	\$3,128	\$8,713	\$10,126	\$11,573	\$8,529	\$7,936	\$7,102	\$6,915	\$8,125	\$7,828	\$9,243	\$95,539
All Other	\$2,350	\$5,466	\$9,019	\$3,814	\$7,568	\$6,468	\$5,710	\$7,985	\$3,825	\$6,834	\$6,025	\$1,736	\$66,800
Commercial	\$4,012	\$635	\$3,484	\$646	\$1,126	\$4,014	\$4,288	\$2,860	\$525	\$4,696	\$789	\$3,911	\$30,966
TOTAL	\$12,683	\$9,229	\$21,216	\$14,586	\$20,267	\$19,011	\$17,914	\$17,947	\$11,265	\$19,655	\$14,642	\$14,890	\$193,305
Park Impact Fee	\$11,172	\$5,586	\$14,896	\$14,896	\$16,758	\$14,896	\$14,896	\$14,896	\$9,310	\$18,620	\$13,034	\$18,620	\$167,580
Traffic Impact Fee								\$3,264	\$4,305	\$8,610	\$6,027	\$8,610	\$30,816
Petition Filing Fees	January	February	March	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
Zone Map Change			\$1,050						\$0				\$1,050
Dev Plan Approval		\$700	\$600						\$1,379	\$800			\$3,479
Amended Development Plan				\$900		\$300							\$1,200
Primary Plat Approval								\$180					\$180
Secondary Plat Approval	\$2,700			\$500		\$1,200		\$1,360					\$5,760
Minor Plat Approval								\$210			\$1,350		\$1,560
Variance of Use								\$900		\$1,000			\$1,900
Variance of Dev Standards		\$300	\$300			\$675	\$325	\$600		\$700			\$2,900
Special Exception													\$0
Zoning Base Maps													\$0
Construction Standards													\$0
Zoning Ordinance/subdivision ..	\$0								\$0				\$0
Code of Ordinances													\$0
Comprehensive Plan													\$0
Duplicate Permits													\$0
TOTAL	\$2,700	\$1,000	\$1,950	\$1,400	\$0	\$2,175	\$325	\$3,250	\$1,379	\$2,500	\$1,350	\$0	\$18,029
Other Fees	January	February	March	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
Re-Inspect Fees Received	\$950	\$725	\$975	\$850	\$925	\$975	\$1,275	\$1,125	\$875	\$1,025	\$1,225	\$1,025	
Total for Planning	\$16,333	\$10,954	\$24,141	\$16,836	\$21,192	\$22,161	\$19,514	\$22,322	\$13,519	\$23,180	\$17,217	\$15,915	\$223,284
Sanitary Sewer Permits	\$27,770	\$26,995	\$43,100	\$54,395	\$47,560	\$56,560	\$32,200	\$16,100	\$23,520	\$36,100	\$35,540	\$38,860	\$437,700
2006 ILP & Sanitary Sewer Permits	January	February	March	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
New Home ILP	6	3	8	9	10	8	8	6	6	7	7	8	86
All Other	19	16	30	26	57	35	32	33	27	39	33	15	362
Commercial	1	3	9	5	7	9	11	13	2	10	6	3	79
TOTAL	26	22	47	40	74	52	51	52	35	56	46	26	527
Sanitary Sewer Permits	1	2	1	1	2	2	0	0	2	0	0	1	12
Petition Filing Fees	January	February	March	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
Zone Map Change			1						1				2
Dev Plan Approval		1	1						2	1			5
Amended Development Plan				2		1							3
Primary Plat Approval								1					1
Secondary Plat Approval	1			1		1		2					5
Minor Plat Approval								1			1		2
Variance of Use								2		1			3
Variance of Dev Standards		1	1			2	1	2		2			9
Dev Standards-Special Exception													0
Zoning Base Maps													0
Construction Standards													0
Zoning Ordinance	1								1				2
Code of Ordinance													0
Comprehensive Plan													0
Subdivision Control Ordinance													0
TOTAL	2	2	3	3	0	4	1	8	4	4	1	0	32

2007 Permit Activity

Month	# Issued	Commercial/Industrial				Residential				Building				C of O		
		Building	Add/Remodel	Sign	Elec/Other	New Home	Addition	Remodel	Garage	Electric	Pool	Demolition	Sewer		Other	Inspects
January	26	0	1	0	0	6	2	7	1	0	1	0	1	7	94	9
February	22	0	1	0	2	3	0	8	0	0	1	2	3	3	87	4
March	47	0	5	3	1	8	3	13	0	1	0	4	8	8	323	8
April	40	0	1	3	1	9	0	5	0	0	1	2	17	17	341	27
May	74	0	1	2	4	10	8	4	0	2	1	4	36	36	213	30
June	52	3	1	1	4	8	6	4	0	2	1	0	21	21	174	25
July	51	0	2	8	1	8	3	6	1	3	1	1	17	17	207	18
August	52	1	2	2	8	6	6	6	1	5	0	0	13	13	184	18
September	35	0	0	0	2	6	3	4	1	0	0	1	16	16	145	15
October	56	2	1	5	1	7	3	5	0	10	2	0	20	20	170	19
November	46	0	1	5	0	7	6	8	0	6	0	1	12	12	202	18
December	26	0	1	2	0	8	0	5	1	1	0	0	7	7	114	17
Total	527	6	17	31	24	86	40	75	5	30	8	16	177	2254	208	

NOTE: Plan Commission had no business to conduct while the Board of Zoning Appeals did not have a regularly scheduled meeting in December.

PLANNING & BUILDING

- **Attended:**
 - Town Council meeting
 - Internal Staff Review meetings
 - Weekly Staff meetings
 - Boone County Comp/Econ Plan Steering Committee

- **Additional meetings with development:**
 - Starbucks
 - Cedar Crest Development
 - 623 & 625 Sycamore Street
 - Hoosier Village
 - Hearth Management

- Various meetings with applicants filed for the December 2007 and January 2008 Plan Commission and BZA meetings.
- Discussed with Boone County APC Staff concerning the APC December 2007 and January 2008 Meeting Agendas and items with interest to the Town of Zionsville.
- Ongoing discussions and preparation concerning the Wal-Mart litigation.
- Ongoing discussions and preparation concerning Park Impact Fee litigation
- Continued discussions with Area Plan Commission Executive Director Steve Niblick concerning transition of the Hunter Glen/Centex development from the County's to the Town's jurisdiction. This matter has been turned over to the attorneys for the Zionsville Plan Commission and the Boone County Area Plan Commission.
- Continued discussions with the Village Merchant's Association Ordinance Committee to concerning zoning ordinances and their enforcement.
- Continued meeting with representatives of Sullivan Munce concerning potential expansion efforts.
- Prepared U.S. Census Town Annexation Boundary Mapping updates for the 2010 Census.
- Met with representatives from Hoosier Village concerning future development expansions.
- Responded to calls and inquiries concerning issues with: Main Street; sign ordinance enforcement and other matters in the Village Business District; building inspection concerns; Key Bank improvements; Villa Francesca Subdivision, Sycamore Street neighborhood matters, Zionsville High School renovations.