

Board of Zoning Appeals Summary

Last Meeting Date: April 13, 2011

MEETING SYNOPSIS:

The following members were present at the meeting: Lacey, Walker, Welte, Willman, and Wolting.

OLD BUSINESS:

1. BZUV-2-11-1065
BROWNSBURG MUFFLER
USE VARIANCE

This is a petition for a Use Variance from Section 155.208(B)(1) to allow Outdoor Storage as a permitted use on the property.

The Board voted 5 in favor and 0 opposed to **APPROVE** this petition subject to the following conditions:

1. That all vehicles must be in operable condition (*Operable Condition is when a vehicle is properly titled & licensed and being in such a state that use or operation is possible*);
2. That the storage of property be limited to non-explosive, non-toxic, non-combustible, non-perishable and otherwise lawful and harmless personal property owned by a Tenant and/or the owner(s) of the property at 660 East Main Street;
3. That signs, advertisements or other notices shall not be affixed, painted, or otherwise attached to inside or outside of the space;
4. That no pets or other living organisms may be stored within the storage facility;
5. That no refuse or other garbage or debris shall be placed within the storage facility;
6. That the sidewalks, driveways passages, and other common areas shall not be obstructed nor for used for any other than ingress and egress to and from storage spaces to ensure that all public safety officials have sufficient access in case of an emergency;
7. That no tenant shall use such space or the premises surrounding such space to repair, construct, clean, build, manufacture or otherwise work upon cars, boats, motorcycles, trailers, or vehicles, equipment or apparatus of any kind without the express written consent of Landlord, and
8. The approval of the Findings of Fact and Conclusions of Law.

NEW BUSINESS:

1. BZSE-3-11-1068
KIDZ DEPOT, INC.
SPECIAL EXCEPTION USE

This is a petition for a Use Variance from Section 155.201(B)(1) to allow the property to be utilized as a Two-Family Dwelling.

The Board voted 5 in favor and 0 opposed to **APPROVE** this petition subject to the following conditions:

1. The approval of the Findings of Fact and Conclusions of Law.
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REPORT OF OFFICERS & COMMITTEES:

NONE

COMMUNICATION AND BILLS:

NONE

SPECIAL PROJECTS:

NONE

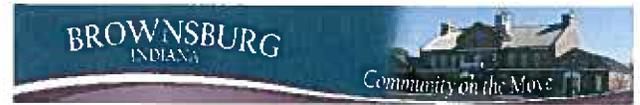
Enclosed:

- April 13, 2011 Meeting Agenda.

TOWN OF BROWNSBURG

BOARD OF ZONING APPEALS

AGENDA



APRIL 13, 2011
7:00 PM

TOWN COUNCIL MEETING ROOM
TOWN HALL
61 NORTH GREEN STREET
BROWNSBURG, INDIANA 46112

- A. CALL TO ORDER AND DETERMINATION OF QUORUM
- B. PLEDGE OF ALLEGIANCE
- C. CONSIDERATION OF MINUTES OF PREVIOUS MEETING(S)
 - 1. MARCH 14, 2011
- D. APPROVAL OF FINDINGS OF FACT
 - 1. BZUV-2-11-1068 NORMAN & TERRY SHARBAUGH 707 S. LOCUST LANE
- E. OLD BUSINESS
 - 1. BZUV-2-11-1065 BROWNSBURG MUFFLER 660 E. MAIN STREET
A REQUEST FOR A USE VARIANCE FROM §155.208(B)(1) OF THE BROWNSBURG ZONING ORDINANCE, ENTITLED "PERMITTED USES" TO ALLOW OUTDOOR STORAGE AS A PERMITTED USE ON THE PROPERTY. THIS PROPERTY IS CURRENTLY ZONED 'C-3'. ADVERTISED PUBLIC HEARING (PARCEL No. 32-07-11-445-006.000-016)
REPRESENTED BY: JEFFREY JACKSON, OWNER
- F. NEW BUSINESS
 - 1. BZSE-3-11-1068 KIDZ DEPOT, INC. 1630 E. NORTHFIELD DRIVE, SUITE 500
A REQUEST FOR A SPECIAL EXCEPTION USE FROM §155.212(B)(2) OF THE BROWNSBURG ZONING ORDINANCE, ENTITLED "SPECIAL EXCEPTION USES" TO PERMIT A "DAY CARE; CENTERS AND NURSERY SCHOOLS" WITHIN THE I-4 INDUSTRIAL DISTRICT. ADVERTISED PUBLIC HEARING (PARCEL No. 32-07-13-250-001.000-016)
REPRESENTED BY: MISTY DAWN GRANT
- G. REPORTS FROM OFFICERS AND COMMITTEES
 - 1. NONE
- H. COMMUNICATIONS & BILLS
 - 1. NONE
- I. ADJOURNMENT