

BOARD OF ZONING APPEALS

AGENDA



OCTOBER 12, 2016
7:00 PM

Town Council Meeting Room
Town Hall
61 North Green Street
Brownsburg, Indiana 46112

- A. CALL TO ORDER & DETERMINATION OF QUORUM
- B. MOMENT OF SILENCE & PLEDGE OF ALLEGIANCE
- C. CONSIDERATION OF PREVIOUS MEETING(S) MINUTES
 - 1. September 6, 2016- Special Joint Executive Session
 - 2. September 12, 2016- Regular Meeting
- D. APPROVAL OF FINDINGS OF FACT
 - 1. **BZUV-08-16-1430** **2608 N. RACEWAY RD.** **DWELLING, SINGLE FAMILY DETACHED**
 - 2. **BZUV-08-16-1431** **2550 N. RACEWAY RD.** **DWELLING, SINGLE FAMILY DETACHED**
 - 3. **BZUV-08-16-1432** **2600 N. RACEWAY RD.** **DWELLING, SINGLE FAMILY DETACHED**
 - 4. **BZDV-08-16-1433** **11 E. NORTHFIELD DR.** **FRONT FAÇADE MAXIMUM SIGN AREA**
 - 5. **BZDV-08-16-1434** **11 E. NORTHFIELD DR.** **SIDE FAÇADE MAXIMUM SIGN AREA**
 - 6. **BZDV-08-16-1438** **560 E. NORTHFIELD DR.** **ACCESSORY STRUCTURE SIDE YARD SETBACK**
- E. RECOMMENDED CONTINUANCES
 - 1. NONE
- F. OLD BUSINESS
 - 1. **BZSE-08-16-1436** **554 PIT RD.** **WELLNESS FACILITY**
A request for a Special Exception Use approval from Article 2, § 2.37 to permit a “Wellness Facility” use within the Low Intensity Industrial (I1) District.
Parcels: 32-07-12-228-001.000-016
ADVERTISED PUBLIC HEARING
Represented by: Jon Pitman, The Well Community
 - 2. **BZUV-08-16-1437** **554 PIT RD.** **PLACE OF WORSHIP**
A request for a Use Variance approval from Article 2, § 2.37 to permit the use “Place of Worship” use within the Low Intensity Industrial (I1) District.
Parcels: 32-07-12-228-001.000-016
ADVERTISED PUBLIC HEARING
Represented by: Jon Pitman, The Well Community

G. NEW BUSINESS

1. **BZAA-09-16-1442** **489 SOUTHPOINT CIR.** **ADDITIONAL WALL SIGN ON MULTI-TENANT BLDG.**

An Administrative Appeal, challenging a determination made by the Zoning Administrator regarding the placement of wall signs for corner tenant suites on multiple-tenant buildings, pursuant to Article 5, § 5.78(B) within the Motor Sports (MS) District.

Parcels: 32-07-12-106-003.000-016

ADVERTISED PUBLIC HEARING

Represented by: Mark Quaternik, John Force Racing

2. **BZDV-09-16-1443** **492 SOUTHPOINT CIR.** **FRONT FAÇADE MAX. SIGN AREA**

A request for a Development Standards Variance approval from Article 5, § 5.78 (B)(1) of the Unified Development Ordinance to exceed the maximum sign area on a front building façade within the Motor Sports (MS) District.

Parcels: 32-07-12-151-002.000-016

ADVERTISED PUBLIC HEARING

Represented by: Mark Quaternik, John Force Racing

H. REPORTS FROM OFFICERS, COMMITTEES, AND STAFF

1. Rules of Procedure Update

I. COMMUNICATIONS & BILLS

1. WITHDRAWN CASE- **BZDV-09-16-1444** **5 COMMERCE DR.** **HIGH INTENSITY GENERAL COMMERCIAL PARKING**
2. WITHDRAWN CASE- **BZDV-09-16-1449** **1046 LAKEWOOD S. DR.** **MAXIMUM LOT COVERAGE**

J. ADJOURNMENT

The Town of Brownsburg acknowledges its responsibility to comply with the Americans with Disabilities Act of 1990. In order to assist individuals with disabilities who require special services (i.e. sign interpretive services, alternative audio/visual devices, and amanuenses) for participation in or access to Town sponsored public programs, services, and/or meetings, the Town requests that individuals makes requests for these services two business days ahead of the scheduled program, service, and/or meeting. To make arrangements, contact us at 317-852-1128.