Town of Schererville
PLANNING AND BUILDING DEPARTMENT

AGENDA
BOARD OF ZONING APPEALS PUBLIC MEETING
MONDAY, AUGUST 28, 2017
PUBLIC MEETING – 6:00 P.M.
10 EAST JOLIET ST., SCHERERVILLE, IN

I. CALL TO ORDER

A. Pledge of Allegiance
B. Roll Call
C. Approve Minutes of the Board of Zoning Appeals Meeting of July 24, 2017

II. PUBLIC ACTION AND PUBLIC HEARINGS

A. B.Z.A. Case #17-7-10 2733 Capri Dr. – Megan Zych & Jason Mesick

General Location: 2733 Capri Dr. (Lot 20, Casa Bella 2nd Addition, Unit 2)

Petitioner(s): Megan Zych & Jason Mesick

Request: Developmental Variance as required by Ordinance No. 1797, Title XVII, Section 13, Paragraph A

Purpose: To allow the construction of a 6-foot privacy fence to extend 17-feet over the building line on a corner lot

APPROVED _____ DEFERRED _____ DENIED _____

10 EAST JOLIET STREET • SCHERERVILLE, IN 46375
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B. B.Z.A. Case #17-7-11 853 Junction Ave. – Hartview Addition, Lot 2 & 3

General Location: 853 Junction Ave. (Hartview Addition, Lots 2 & 3)

Petitioner(s): Timothy Scheeringa

Request: Variance of Use as required by Ordinance No. 1797, Title XVI, Section 5, Paragraph C (3)

Purpose: To permit the continuation of an existing landscaping business/contractor's offices on-site, located within the U.S. 41 Commercial Corridor Overlay District with limited outdoor storage of company trucks/equipment

FAVORABLE _____ UNFAVORABLE _____ NO RECOMMENDATION_____

C. B.Z.A. Case #17-7-12 833 Junction Ave. – Hartview Addition, Lot 2

General Location: 833 Junction Ave. (Hartview Addition, Lot 2)

Petitioner(s): Timothy Scheeringa

Request: Variance of Use as required by Ordinance No. 1797, Title XVI, Section 5, Paragraph C (3)

Purpose: To permit the construction and operation of an indoor boat and RV storage building on-site, located within the U.S. 41 Commercial Corridor Overlay District

FAVORABLE _____ UNFAVORABLE _____ NO RECOMMENDATION_____

D. B.Z.A. Case #17-8-13 713 U.S. 41 – ImmediaDent

General Location: 713 U.S. 41 (Shoppes of Schererville, Lot 3)

Petitioner(s): A-1 Affordable Sign & Neon Co., Inc.

Request: Developmental Variance as required by Ordinance No. 1797, Title XIX, Section 9, Paragraph A (1)

Purpose: To allow the tenant a second sign on the North elevation of the building

APPROVED _____ DEFERRED _____ DENIED _____

E. B.Z.A. Case #17-8-14 12905 W. 77th Ave. (Proposed: Amberleigh Estates)

General Location: South side of 77th Ave., near the intersection of 77th Ave. and Howard Castle Dr., near Dyer

Petitioner(s): Chris Kovich

Request: Developmental Variance as required by Ordinance No. 1797, Title IV, Section 4, Paragraph A

Purpose: To allow minimum lot depths of 120'

APPROVED _____ DEFERRED _____ DENIED _____

F. B.Z.A. Case #17-8-15 12905 W. 77th Ave. (Proposed: Amberleigh Estates)

General Location: South side of 77th Ave., near the intersection of 77th Ave. and Howard Castle Dr., near Dyer

Petitioner(s): Chris Kovich

Request: Developmental Variance as required by Ordinance No. 1797, Title IV, Section 4, Paragraph C

Purpose: To allow minimum front yards of 25'

APPROVED _____ DEFERRED _____ DENIED _____

G. B.Z.A. Case #17-8-16 12905 W. 77th Ave. (Proposed: Amberleigh Estates)

General Location: South side of 77th Ave., near the intersection of 77th Ave. and Howard Castle Dr., near Dyer

Petitioner(s): Chris Kovich

Request: Developmental Variance as required by Ordinance No. 1797, Title IV, Section 4, Paragraph D (2)

Purpose: On each corner lot, there shall be (2) side yards, the side yard abutting the street having a width of not less than 30' – Requesting 25'

APPROVED _____ DEFERRED _____ DENIED _____

III. **COMMISSION BUSINESS**

A. Correspondence

IV. **ADJOURNMENT**

TTY Users may access the Relay Indiana Service by calling 711 or 1(800) 743-3333. Requests for alternative formats may be made by contacting Denise R. Sulek 48 hours in advance at (219) 322-2217, Ext. 1305 or by email to dsulek@schererville.org