

# **Agenda**

## **HENDRICKS COUNTY BOARD OF ZONING APPEALS**

**Monday, December 20, 2021**

**7:30 PM**

Hendricks County Government Center

Meeting Rooms 4 & 5

355 S Washington St #G80

Danville, IN 46122

### **1. PLEDGE OF ALLEGIANCE**

### **2. APPROVAL OF THE MINUTES FOR November 15, 2021**

### **3. PUBLIC HEARINGS**

Public hearing items have been advertised according to law. For items involving a piece of land, courtesy notices have been sent to some property owners in the vicinity and a sign with information pertaining to the case has been posted on the property. Testimony for and against each proposal will be taken and a decision by the Board of Zoning Appeals will be made. The Board may continue an item for another date for hearing if the public is better served by such a continuance.

### **4. OLD BUSINESS:**

**SE 10-21: Greg & Anna Howe** Special Exception to allow an accessory dwelling unit on a 7-acre AGR-zoned parcel in Brown Township: Section 24, Township 17, Range 1E; Key No. 01-1-24-71E 200-014; located approx 1/8 mile north of intersection at N CR 950 E and E CR 950 N; 9640 N CR 950 E, Brownsburg, IN 46112.

### **5. NEW BUSINESS:**

**VAR 30-21: Tyler & Margo Carlson** Variance to exceed maximum fence height and opacity in front side yard on a 9.25-acre AGR-zoned parcel in Center Township: Section 20, Township 15, Range 1W; Key No. 02-3-20-51W 200-011; located ½ mile south of intersection at W CR 200 S and S CR 125 W; 2333 S CR 125 W, Danville, IN 46122.

**SE 11-21: Marjorie & Michael Sims** Special Exception to allow an accessory dwelling unit on a 20.46-acre AGR-zoned parcel in Center Township: Section 19, Township 15, Range 1E; Key No. 02-3-19-51E 200-012; located ½ mile east of S CR 300 E; 3907 E CR 200 S, Danville, IN 46122.

**VAR 31-21: Jeremy & Allie Johnson** Variance to allow construction of an accessory structure prior to the principal dwelling on a 10.51-acre AGR-zoned parcel in Center Township: Section 16, Township 15, Range 1W; Key No. 02-3-16-51W 250-002; located on west side of SR 39, approx ½ mile north of CR 200 S; 51 Joseph Place, Danville, IN 46122.

**SE 12-21: Hendricks County State Route 67, LLC** Special Exception to allow a motor vehicle repair and service business on a 2.29-acre GB-zoned parcel in Guilford Township: Section 20, Township 14, Range 2E; Key No. 06-3-20-42E 300-007; located on southwest corner of S CR 1025 E and S SR 67; Parcel #32-16-20-300-007.000-011 and 32-16-20-300-008.000-011, Camby, IN 46113.

### **6. ATTORNEY AND STAFF COMMENTS**

### **7. OTHER BUSINESS**

### **8. WISHES TO BE HEARD**

All information pertaining to these cases is available to the public weekdays from 8:00 a.m. to 4:00 p.m. at the Department of Planning and Building, Hendricks County Government Center, 355 South Washington Street, Danville, Indiana 46122. There are times during routine application processing when files may not be immediately available. For more information, call 317-745-9255. FOR SPECIAL ACCOMODATIONS NEEDED BY HANDICAPPED INDIVIDUALS PLANNING TO ATTEND, PLEASE CALL THE ZONING SECRETARY AT (317) 745-9254 OR CALL TDD AT (317)745-9341 AT LEAST FORTY- EIGHT HOURS PRIOR TO THE MEETING.