Carmel Board of Zoning Appeals
Hearing Officer
Monday, September 24, 2018 Meeting

Time: 5:30 p.m.

Hearing Officer: Dennis Lockwood

Location: Carmel City Hall Caucus Rooms, 2nd Floor, 1 Civic Square, Carmel, IN 46032

Agenda:
A. Call to Order
B. Reports, Announcements, Legal Counsel Report, and Dept. Concerns
C. Public Hearings

(V) 14435 Pemberton Ln, Pool Equipment Setback.
The applicant seeks development standards variance approval for the location of pool equipment:

1. Docket No. 18070002 V UDO Section 5.02.C.7 Min. 10’ side yard setback for pool/decking/equipment, 5’ proposed. The site is located at 14435 Pemberton Ln. (in Overbrook Farms, Section 2, Lot 41). It is zoned S1/Residence-ROSO III. Filed by Mike Rutherford of Blue Haven Pools.

(SE) Wilson Short Term Residential Rental.
The applicant seeks the following special exception approval for a short term residential rental unit:

2. Docket No. 18080004 SE UDO Section 2.07 - Permitted Uses, Special Exceptions. The site is located at 14187 Laura Vista Dr. It is zoned R1/Residence-ROSO III, and is Lot 6 in Yorktown Woods Subdivision. Filed by Katharine Wilson, owner.

(V) MJ Insurance Signs.
The applicant seeks the following development standards variance approvals for signage:

3. Docket No. 18080006 V UDO Section 5.39.SI-01.1.2.d.i. Sign facing north (not facing a street ROW) and number of signs (2 upper floor “building” signs allowed, 3 requested).
4. Docket No. 18080007 V UDO Section 5.39.SI-01.1.5.f.iv Blade sign projects 6’ from the building proposed; max. 5’ projection allowed. The site is located at 571 Monon Blvd. and is located in Midtown Carmel, Block 3. It is zoned PUD/Planned Unit Development. Filed by Christina Bruno of Bose McKinney & Evans LLP.

(V) Gundy Pool/Wall.
The applicant seeks the following variance approvals for a swimming pool & wall:

5. Docket No. 18080008 V UDO Section 5.09.B Max. 42” fence with at least 25% visibility required in the front yard, 7’4” tall solid masonry wall proposed.
6. Docket No. 18080010 V UDO Section 5.02.B Pool in front yard proposed, Pool set back behind front line of house required on corner lots. The site is located at 210 Woodland Ln. and is located on Lot 43 of Woodland Golf Club subdivision Section 2. It is zoned R1/Residence. Filed by Adam DeHart of Keeler-Webb Associates, on behalf of Peter & Debra Gundy.
(V) McDougal Pool.
The applicant seeks the following development standards variance approval for a swimming pool:

7. **Docket No. 18080009 V  UDO Section 5.02.C.7.a  Pool to encroach 15’ into 30’ rear drainage & utility easement; easement width plus 3’ setback required.** The site is located at 14459 Smickle Ln. and is located on Lot 8 of Cherry Tree Grove subdivision. It is zoned S2/Residence-ROSO III. Filed by Bill Lambert of Perma Pools, on behalf of Grant & Renee McDougal, owners.

D. Old Business
E. New Business
F. Adjournment