



City of Carmel

Carmel Board of Zoning Appeals
Regular Meeting
Monday, April 27, 2020

CANCELLED – due to no items to review

~~Time: 6:00 PM~~

~~Location: A virtual meeting as authorized by executive orders issued by the Governor of the State of Indiana. (Public access also available at Carmel City Hall Council Chambers, 2nd Floor, 1 Civic Sq., Carmel, IN 46032.)~~

~~How to Watch: <http://carmelin.new.swagit.com/views/1>~~

~~Agenda:~~

~~A. Call to Order~~

~~B. Pledge of Allegiance~~

~~C. Roll Call~~

~~D. Declaration of Quorum~~

~~E. Approval of Minutes of Previous Meetings~~

~~F. Communications, Bills, and Expenditures~~

~~G. Reports, Announcements, Legal Counsel Report, and Department Concerns~~

- ~~1. Request to suspend BZA Rules of Procedure for Zotec Sign Variances – public notice was made 10 days prior to meeting, rather than 20.~~

~~H. Public Hearings~~

~~TABLED TO TUES. MAY 26 - (V) Zotec Partners Signage.~~

~~The applicant seeks the following development standards variance approvals:~~

- ~~1. Docket No. PZ-2020-00024 V – Bridges PUD Z-550-11, Section 9.4.B – Roof/Ground sign types not allowed, Ground Sign requested.~~
- ~~2. Docket No. PZ-2020-00026 V – UDO Section 5.39.C.7 – Sign only allowed on accessory structure when structure is less than 8 ft tall and sign is less than 3 sq. ft., 111 sq. ft. wall sign on east façade of parking garage requested.~~

~~The site is located at the southeast corner of Illinois St. and Fidelity Way, at 1 Zotec Way. It is zoned Bridges PUD/Planned Unit Development (Ordinance Z-550-11). Filed by Doug Staley Jr. of Staley Signs on behalf of the owner, ZP Investments, LLC.~~

~~TABLED TO TUES. MAY 26 - (UV, V) Extra Space Storage.~~

~~The applicant seeks the following use variance and development standards variance approvals for an indoor self-storage facility:~~

- ~~3. Docket No. 20010016 UV – UDO Section 3.66 – Prohibited Uses in Overlay Zone.~~
- ~~4. Docket No. 20010017 V – UDO Sections 3.75 & 3.79 – Landscaping & Parking Standards (Bufferyards).~~
- ~~5. Docket No. PZ-2020-00018 V – UDO Section 3.72.B – Construction Materials, metal panel as primary material requested, brick/stone/concrete required. The 0.91 acre site is located at 155 W. Carmel Dr. and is zoned I1/Industrial and Rangeline Rd. Overlay. Filed by Jim Shinaver of Nelson~~

& Frankenberger, LLC on behalf of Adams & French Property, LLC.

TABLED TO TUES. MAY 26 - (UV, V) Salsbery Brothers Landscaping, Amendment.

The applicant seeks the following use variance and development standards variance approvals for a new pole barn:

6. ~~Docket No. 20020006 UV — UDO Section 2.09 — Non-permitted use, commercial landscape business expansion.~~
7. ~~Docket No. 20020007 V — UDO Section 5.19.F — 30-ft wide East perimeter bufferyard required, 15-ft requested.~~
8. ~~Docket No. 20020008 V — UDO Section 5.28.E — Paved/curbed parking lots required, No curbs in drive aisles requested.~~
9. ~~Docket No. 20020009 V — UDO Section 1.07 — Transportation Plan Compliance, 60-ft half right of way required, Keep existing 50-ft half requested.~~
10. ~~Docket No. 20020010 V — UDO Section 5.39.H — Existing Ground Sign, \geq 5-ft setback from street right of way required, $<$ 5-ft requested.~~ The 10-acre site is located at 4317 E. 146th St. and is zoned R1/Residential. Filed by Paul Reis & Kevin Buchheit of Krieg DeVault LLP on behalf of Salsbery Brothers Landscaping Inc.

I. ~~New Business~~

J. ~~Old Business~~

K. ~~Adjournment~~