



The following cases will be heard by the Board of Zoning Appeals Hearing Officer, on Thursday, the 14th of June, 2018, at 1:00 p.m., in the Porter County Administrative Center, 155 Indiana Avenue, Suite 205, Valparaiso, Indiana.

AGENDA

- A. Pledge of Allegiance
- B. Approval of Minutes – April 12, 2018, April 26, 2018 and May 17, 2018
- C. Correspondence
- D. Old Business:

Case: UV-18-0031

Applicant: Kankakee Valley Historical Society, Inc., c/o John P. Hodson, Trustee, Revocable Trust
Location: 1101 South Baums Bridge Road, Kouts 46347, in Pleasant Township
Zoning: A1, General Agriculture District
Request: Seeking a Use Variance extension to permit a mobile home on the parcel, to be used as an office and processing artifacts for archeological studies conducted on this site.

Case: UV-18-0032

Applicant: Keith & Janice Meyers
Location: 316 East 1050 North, Chesterton 46304, in Jackson Township
Zoning: RR, Rural Residential District
Request: Seeking a Use Variance extension to permit a mobile home on the parcel, to be used as a residence for hired help, providing labor and security for the farm.

Case: UV-18-0033

Applicant: Pamela Fliege
Location: 567 North 400 East, Valparaiso 46383, in Washington Township
Zoning: RR, Rural Residential District
Request: Seeking a Use Variance extension to allow the use of a temporary mobile home to provide assistance with maintaining the property.

Case: DV-18-0013

Applicant: Wendy Roberts, c/o Garage Guys of Indiana, Inc.
Location: 3810 Vale Park Road, Valparaiso 46383; in Washington Township
Zoning: RR, Rural Residential District
Request: Case tabled from the April 12, 2018 meeting. Seeking a Development Standards Variance for a proposed (18'x24') detached garage to vary from the following:

- exceed the maximum number of accessory structures permitted on a lot;
- exceed the two percent (2%) of the square footage of the lot of all accessory structures.

Case: DV-18-0012

Applicant: Rosa Avalos
Location: 879 South 800 West, Hebron 46341; in Boone Township
Zoning: R1, Low Density Single-family Residential District
Request: Case tabled from the April 26, 2018 meeting. Seeking a Development Standards Variance for a proposed (96'x40') riding arena (pole barn) for horses to vary from the following:

- exceed the maximum number of accessory structures permitted on a parcel;
- allow for an increase in the maximum height allowed from 20 feet to 22 feet 4 inches.

E. New Business:

Case: DV-18-0024

Applicant: Steve & Sandra Pierce, c/o Krull Abonmarche
Location: 191 North 750 West, Valparaiso 46385, in Union Township
Zoning: RR, Rural Residential District
Request: Seeking a Development Standards Variance from the following requirements for a proposed four (4) lot minor subdivision:

- To allow a reduction in the minimum spacing required between driveways;
- To allow reductions in minimum setback requirements on existing structures;
- To vary from the maximum width-to-depth ratio 1:4;
- To permit existing accessory structures on a parcel without a primary structure.

Case: DV-18-0026

Applicant: James Gasvoda
Location: 2000 Arrow Leaf Lane, Valparaiso 46383, in Center Township
Zoning: R1, Low Density Single-family Residential District
Request: To allow a six (6') fence be located in the front yard, on a corner lot.

Case: DV-18-0028

Applicant: Douglas & Gina Gilliam

Location: 447 West 300 South, Valparaiso 46383, in Porter Township

Zoning: RR, Rural Residential District

Request: To allow an accessory structure prior to the primary structure being built and to exceed the maximum width-to-depth ratio, 1:4; for a proposed (40'x60') pole barn.

Case: DV-18-0030

Applicant: Charles & Pamela Mote

Location: 148 West 900 North, Chesterton 46304, in Liberty Township

Zoning: RR, Rural Residential District

Request: To allow a side yard reduction from 15 feet to 10 feet for a proposed (28'x24') new garage; (replacing existing building using same footprint and foundation).

Case: DV-18-0034

Applicant: Ryan Pendowski, c/o Tiemens Land Surveying

Location: 637 & 639 South 150 East, Kouts 46347, in Pleasant Township

Zoning: R1, Low Density Single-family Residential District

Request: Seeking a Development Standards Variance from the following requirements for a proposed three (3) lot minor subdivision:

- To allow a reduction of road frontage on Lot 2 from the 240' required to 190';
 - To allow an accessory structure to remain on Lot 2 without a primary structure;
 - To allow a reduction in the minimum spacing required between driveways.
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Any other matters that may come properly before the board.


Kristy Marasco
Assistant Director

The County of Porter, Indiana will provide reasonable accommodations to people with disabilities. We invite any person(s) with special needs to contact the Plan Commission office at 219-465-3540 at least 72 hours before the scheduled Board of Zoning Appeals meeting to discuss any special accommodations that may be necessary.