

**PORTER COUNTY BOARD OF ZONING APPEALS
HEARING OFFICER
March 3, 2016 - MEETING MINUTES**

LOCATION: County Administrative Center, Ste 205 TIME: 1:00 p.m.
155 Indiana Avenue, Valparaiso, IN

MEMBERS IN ATTENDANCE

Rick Burns, Hearing Officer
Kristy Marasco, Planner I

CORRESPONDENCE: None.

NEW BUSINESS:

Case: **DV-16-0007**
Applicant: Eric Schlene
Location: 856 North 625 East, in Jackson Township
Request: To allow for a reduction in the front yard setback for a legal nonconforming primary structure, for a proposed Administrative Subdivision, located in a (RR) Rural Residential District.

Mr. Eric Schlene presented.

Public Hearing: No one spoke; therefore, the public hearing was closed.

Mr. Burns asked if the house to the north that is up for sale, if it is owned by him or his sister.

A: My sister's.

Motion: Mr. Burns made motion to approve case DV-16-0007 with the condition that the petitioner must complete the Administrative Subdivision process and have it approved by the Executive Director of the Plan Commission.

Case: **DV-16-0008**
Applicant: S.I. Tsahas Properties, LLC
Location: 1651 West Lincolnway, in Center Township
Request: To allow for a reduction in the rear yard setback from 30 feet to 17 feet, for a proposed accessory structure.

Mrs. John Tsahas presented. On the property there is currently an old building, not worth spending money rehabbing it, we want to remove it and build a new structure. It will be the same width depth but larger going to the west, basically the same location but wider.

Public Hearing: No one spoke; therefore, the public hearing was closed.

Mr. Burns asked if drainage is part of the master plan.

Ms. Marasco replied yes; next week this case will be going thru the Development Review Committee and the drainage review has already been submitted.

Mr. Burns asked if the current building is at 17' in height and if the new one would be the same.

A: Yes.

Motion: Mr. Burns made motion to approve Case DV-16-0008 with the condition that the new structure must match the existing structure.

There being no further business, the meeting adjourned at 1:14 p.m.

Rick Burns, Hearing Officer

Kristy Marasco, Planner I