

**TENTATIVE AGENDA
LAKE COUNTY BOARD OF ZONING APPEALS
WEDNESDAY, JULY 20, 2016 – 6:00 P.M.**

I. Meeting called to order

II. Pledge of Allegiance

III. Emergency exit announcement. In case of an emergency, exit the Commissioner's Courtroom/Council Chamber, proceed to the stairs, go to the second floor, and exit the building. Do not enter an elevator in an emergency. If you require assistance, a Plan Commission employee will escort or assist you. Please silence any cellular phones during this meeting. If you receive a call during this meeting, please excuse yourself with as little disruption as possible to these proceedings.

IV. Record of those present

V. Minutes

VI. Communications

VII. Old Business

1. 16-SE-02 BZA - Tri-Creek School Corporation, Owner and Midwest Wind & Solar, Petitioner

Located approximately ½ mile north of Belshaw Road on the west side of Cline, a/k/a 19290 Cline in West Creek Township.

Request: Special Exception from the Unincorporated Lake County Zoning Ordinance, Sec. 2.10 (A) (3) Educational Institution

Purpose: To install a small educational wind turbine.

04/20/16: Deferred 30 days by Board of Zoning Appeals

05/18/16: Deferred 30 days by Board of Zoning Appeals

06/15/16: Deferred 30 days by Board of Zoning Appeals

favorable_____unfavorable_____deferred_____vote_____

2. **16-V-34 BZA - Thomas Acres, Owner/Petitioner**

Located approximately 2/10 of a mile west of Indiana State Road 55 (Grant Street) on the north side of 173rd Place, a/k/a 1830 W. 173rd Place in Cedar Creek Township.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (B), Accessory Building, 1,014 sq. ft. permitted, 2,080 sq. ft. requested.

Purpose: To allow a 32 x 40 accessory building for personal use.
06/15/16: Deferred 30 days by Board of Zoning Appeals

approved_____ denied_____ deferred_____ vote_____

3. **16-V-41 BZA - Wendee Riffe, Owner/Petitioner**

Located approximately 6/10 of a mile west of US 41 (Wicker Boulevard) on the north side of 79th Place, a/k/a 12012 W. 79th Place in St. John Township.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (B), Accessory Building, 1,014 sq. ft. permitted, 1,360 sq. ft. requested.

Purpose: To allow a 24' x 40' accessory building for personal use.
06/15/16: Deferred 30 days by Board of Zoning Appeals

approved_____ denied_____ deferred_____ vote_____

VIII. New Business

1. 16-V-49 BZA - Michael Laka, Owner/Petitioner

Located at the northeast quadrant at the intersection at 87th and State Line Road, also known as 15416 W. 88th Avenue in St. John Township.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec., 10.1 (C) (1), Adequate frontage on an improved street maintained by the County Highway Department.

Purpose: To allow a subdivision lot lacking adequate frontage.

approved_____ denied_____ deferred_____ vote_____

2. 16-V-50 BZA - Paul J. Otte, Owner/Petitioner

Located approximately 8/10 of a mile east of US 41 (Wicker Boulevard) on the south side of 113th Avenue, a/k/a 9901 W. 113th Avenue in Hanover Township.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (C) (1), Maximum Building Height, 18 ft. permitted, 24 ft. requested.

Purpose: To allow an accessory building with an overall height of 24 ft.

approved_____ denied_____ deferred_____ vote_____

3. 16-UV-04 BZA - Lisa Mullins, Owner/Petitioner

Located approximately 2/10 of a mile south of 117th Avenue on the west side of Mount Street, a/k/a 11850 Mount Street in Center Township.

Request: Variance of Use from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (b) Accessory Building Use.

Purpose: To allow bathroom facilities in an accessory building.

approved_____ denied_____ deferred_____ vote_____

4. **16-V-51 BZA - Rita Jastreboski, Owner/Petitioner**

Located approximately 1/10 of a mile west of Colfax Street on the north side of 89th Avenue, a/k/a 6518 W. 89th Avenue in St. John Township.

Request: Variance from the Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.9 (G), Accessory Building Rear Yard Only.

Purpose: To allow a detached garage in the side/yard yard.

approved_____ denied_____ deferred_____ vote_____

5. **16-V-52 BZA - Mark & Tamara Anderson, Owners/Petitioners**

Located approximately 3/10 of a mile south of 137th Avenue on the east side of Grand Boulevard, a/k/a 13875 Grant Boulevard in Winfield Township.

Request: Variance from the Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (C) (1), Accessory Building, 1,590 sq. ft. permitted, 11,088 sq. ft. requested.

Purpose: To allow a 66' x 168' accessory building.

approved_____ denied_____ deferred_____ vote_____

6. **16-V-53 BZA - Mark & Tamara Anderson, Owners/Petitioners**

Located as above.

Request: Variance from the Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (B), Maximum Building Height, 16 ft. permitted, 28 ft. requested.

Purpose: To allow an accessory building with an overall height of 28 ft.

approved_____ denied_____ deferred_____ vote_____

7. **16-SE-04 BZA - Lake Ridge Middle School, Owner/Petitioner**
Located at the southwest quadrant at the intersection at 41st Avenue and Hendricks Street, a/k/a 3601 W. 41st Avenue in Calumet Township.

Request: Special Exception from the Unincorporated Lake County Zoning Ordinance, Sec. 2.10 (A) (3), Educational Institution.

Purpose: To allow improvements to existing outdoor sporting facilities.

approved_____ denied_____ deferred_____ vote_____