

AREA BOARD OF ZONING APPEALS OF TIPPECANOE COUNTY
LAFAYETTE DIVISION

AGENDA for Tuesday
January 19, 2021
4:00 PM

ELECTION OF OFFICERS

APPROVAL OF MINUTES

NEW BUSINESS:

2021-1 THAYER'S ENTERPRISES, INC. Multiple requests for property located at 1709 and 1717 COLFAX ST.

- 1) Variance to reduce the Type C bufferyard along the southern portion of the property from the required 30' width to a 15' width.
- 2) Variance to eliminate the Type A bufferyard with a 20' width from the western portion of the property.

2021-2 TERIDAAT INVESTMENTS, INC. Multiple requests for property located at 717 N. 31st ST. and 3107 UNION ST.

- 1) Variance to reduce the side yard setback (Union St.) to 48' instead of the required 60'.
- 2) Variance to reduce the front yard setback (31st St.) to 15' instead of the required 25'.
- 3) Variance to reduce the side yard setback to 10' instead of the required 30'.
- 4) Variance to eliminate the Type C bufferyard with a 30' width from the southern portion of the property.

2021-3 SWITZER RE HOLDINGS, LLC Variance to reduce the amount of required parking spaces from 80 spaces to 44 spaces (with 2 handicap spaces). Property located at 3437 SOUTH ST.

2021-4 ANTIQUE CANDLE WORKS, INC. Multiple requests for property located at 1701 SCHUYLER AVE.

- 1) Variance to reduce the Type C bufferyard along the southern portion of the property from the required 30' width to a 15' width.
- 2) Variance to eliminate the Type A bufferyard with a 20' width from the eastern portion of the property.
- 3) Variance to reduce the minimum vegetative cover to 18.2% instead of the required 25%.

- 2021-5 JKM STORAGE AND RENTALS, LLC Variance to reduce the front yard setback to 5'8" instead of the required 25'. Property located at 2341 S. 30th ST.
- 2021-6 DAHM NO. 26, LLC Variance to increase the total sign area to 373.97 SF instead of the allowed 349.27 SF. Property located at 4023 SOUTH ST.
- 2021-7 DAHM NO. 54, LLC Multiple requests for property located at 1805 TROXEL DR.
- 1) Variance to increase the total sign area to 460.63 SF instead of the allowed 172 SF.
 - 2) Variance to increase the freestanding sign area to 173.43 SF instead of the allowed 60 SF
 - 3) Variance to reduce the freestanding sign setback to 24' instead of the required 28.5'.