

AREA BOARD OF ZONING APPEALS OF TIPPECANOE COUNTY  
LAFAYETTE DIVISION

AGENDA for Monday  
September 20, 2021  
4:00 PM

APPROVAL OF MINUTES

OLD BUSINESS:

- 2021-22      INNOVATIVE ENGINEERING Multiple requests for property located at 3216 UNION ST.
- 1) Variance to reduce the freestanding sign setback to 20' instead of the required 25.04'
  - 2) Variance to increase the freestanding sign height to 25.04' instead of the allowed 24'
  - 3) Variance to increase the total sign area to 195 SF instead of the allowed 66 SF
  - 4) Variance to increase the freestanding sign area to 123 SF instead of the allowed 60 SF

NEW BUSINESS:

- 2021-24      WND-LAFAYETTE, LLC Variance to reduce the amount of required parking spaces from 84 spaces to 54 spaces. Property located at 217 & 221 N. 6<sup>TH</sup> ST.

- 2021-25      CHW PROPERTIES, LLC Multiple requests for property located at 4150 COMMERCE DR.

- 1) Variance to increase the total sign area to 220 SF instead of the allowed 80 SF
- 2) Variance to increase the freestanding sign area to 176.71 SF instead of the allowed 40 SF
- 3) Variance to increase the freestanding sign height to 40' instead of the allowed 24'
- 4) Variance to reduce the freestanding sign setback to 30' instead of the required 40'
- 5) Variance to allow an animated sign in a GB zone

- 2021-26      SP COLE PROPERTY MANAGEMENT, LLC Multiple requests for property located at 943 STATE ROAD 25 W.

- 1) Variance to eliminate part of the Type A bufferyard with a 20' width along the east side of the property
- 2) Variance to reduce part of the Type A bufferyard with a 20' width along the east side of the property to conform to the submitted site plan