

AREA BOARD OF ZONING APPEALS OF TIPPECANOE COUNTY
LAFAYETTE DIVISION
May 16, 2022

The City of Lafayette Board of Zoning Appeals met in regular session on Monday, May 16, 2022 at 4:00 PM. Members present were: Jackson Bogan, Dave Williams and Bob Metzger.

The meeting was called to order by Mr. Bogan. Mr. Williams moved to approve the minutes of the previous meeting as distributed; second by Mr. Metzger. The motion passed by unanimous voice vote.

NEW BUSINESS:

2022-13 TREECE MEADOWS LLC Variance to reduce the amount of required parking spaces from 12 spaces to 7 spaces. Property located at 3944 SICKLE CT.

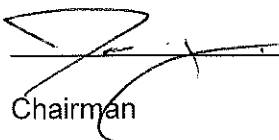
Mr. Williams moved to hear and approve the petition; second by Mr. Metzger. David Gilman, agent for the petitioner, presented the petition.

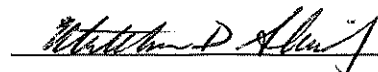
Mr. Gilman stated that his client acquired this property and others in Treece Meadows around 3 years ago. They manage multiple properties similar to Treece Meadows and they like providing amenities like clubhouses to the members of their communities. They would like to convert the first duplex in Treece Meadows into a clubhouse and leasing office. Since the existing duplex is 2,400 square feet, they would need to provide 12 parking spaces for the clubhouse use. There are 3 existing spaces in front of the duplex that they will use and they are proposing to add a driveway to the rear of the property where they will provide 4 additional parking spaces. They cannot provide additional parking to the south of the property because of an existing swale and they are trying to avoid surrounding the entire building with asphalt. There are sidewalks on both sides of the street that help with walkability and Treece Meadows is bicycle-friendly so they will be providing bike racks in front of the clubhouse. Mr. Gilman said that only about 60% of the structure will be usable by the community members and the parking request reflects that. The rest will be used for the leasing offices and for maintenance.

The board voted by ballot:

1) 3 yes 0 no. Petition GRANTED

The next meeting of the Lafayette Board of Zoning Appeals will be on Tuesday, June 21, 2022 at 4:00 PM. There being no further business to come before the Board at this time, the meeting was adjourned at 4:12 PM.


Chairman


Secretary