



## Board of Zoning Appeals

**Date: Monday, May 13, 2024**

**Time: 6:00 PM**

**Place: Council Chambers  
Greenwood City Center Building  
300 South Madison Avenue  
Greenwood, IN 46142**

**Doors Open at 5:45 PM**

**This meeting will also be available via Zoom; if you desire to attend virtually, click “Join Zoom Meeting” below.**

*For assistance with or connecting to this meeting, please contact the After Hours IT Department Support Line at 317-868-0025.*

### **MEETING AGENDA**

**I. Call to Order**

**II. Approval of Minutes**

A. Meeting Minutes from April 22, 2024

**III. Special Requests/Continuances**

None.

**IV. Findings of Fact**

- A. **BZA2024-007 Development Standards Variance**, Petitioner Shannon Thompson, for property located at 1447 W. Stones Crossing Road
- B. **BZA2024-008 Development Standards Variance**, Petitioner Chris Hoffee, behalf of Greenwood Christian Academy, for property located at 835 W. Worthsville Road
- C. **BZA2024-009 Development Standards Variance**, Petitioner Gerard Raupp, for property located at 378 Leah Way

**V. Old Business**

None.

**VI. Old Business from the Floor**

None.

**VII. New Business**

- A. [BZA2024-010 Development Standards Variance](#), 703 N. Graham Road, Petitioner, Larry Siegler, behalf of Shear GW5 LLC, is requesting relief from the following sections of the Unified Development Ordinance:
1. Sec. 10-03-03 (B) Commercial Off-Street Loading Facilities (2), to reduce the minimum distance of a loading facility from 200 feet of a residential property to 85 feet from a residential property
  2. Sec. 10-03-03 (B) Commercial Off-Street Loading Facilities (9), to allow a loading area in a front yard
- B. [BZA2024-011 Development Standards Variance](#), 835 W. Worthsville Road, Petitioner, Eric Prime, behalf of Zinkan & Barker Development Company LLC, is requesting relief from the following sections of the Unified Development Ordinance:
1. Sec. 10-03-16 (R) Specific Use Standards, State Road 135 Setback, to allow an automotive repair and service use within 150 feet of State Road 135
  2. Sec. 10-03-14 (D) Commercial Building Design Standards, Side Elevations (2), to allow three (3) overhead doors on a right-of-way facing elevation

**VIII. New Business from the Floor**

None.

**IX. Announcements**

**X. Adjournment**

Join Zoom Meeting

<https://us06web.zoom.us/j/84351628933?pwd=hoeljWdJ1oPsOVonNa9qMuXPiQz8jD.1>

Meeting ID: 843 5162 8933

Passcode: 1234

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Members of the public wishing to observe the meeting may do so using the link provided on the website for this meeting. Public attendees will be muted and will have video disabled. Public comment will be handled according to procedures to be announced by the presiding officer. In the event of an excessive number of participants or unforeseen technical or practical issues, the meeting may be terminated and restarted.

**Next Meeting Date: Wednesday, May 29, 2024 at 6:00PM**

In accordance with the American with Disabilities Act, the City of Greenwood is required to provide reasonable accommodations to persons with disabilities wishing to attend public meetings. Accommodations are available upon request to persons with disabilities who require alternately formatted materials, auxiliary aids, or reasonable modifications to policies and procedures to ensure effective communication and access to the public meetings. If you require accommodation to attend the meeting, please contact Mark St. John Public Access ADA Coordinator, at 300 S. Madison Avenue, Greenwood, Indiana 46142, Tel: (317) 887-5000, Fax: (317) 887-5616, or contact Telecommunications Relay Services (TRS) at 711 to relay your request. Please allow at least two business days to arrange for accommodations.