

BOARD OF ZONING APPEALS AGENDA

Brownsburg Board of Zoning Appeals Meetings are
live-streamed and archived.



AUGUST 8, 2022

6:00 PM

**TOWN COUNCIL MEETING ROOM 61 NORTH GREEN STREET, BROWNSBURG,
INDIANA 46112**

- A. CALL TO ORDER & DETERMINATION OF QUORUM
- B. MOMENT OF SILENCE & PLEDGE OF ALLEGIANCE
- C. CONSIDERATION OF PREVIOUS MEETING(S) MINUTES
 - 1. JULY 11, 2022- REGULAR MEETING

Documents:

[C.1. BZA MINUTES_07-11-2022.PDF](#)

- D. APPROVAL OF FINDINGS OF FACT
- E. HEARING OF REQUESTS FOR CONTINUANCES
- F. CONTINUED PUBLIC HEARINGS
- G. OLD BUSINESS
- H. NEW BUSINESS

- 1. BZDV-22-6 MAIN STREET SELF-STORAGE EXPANSION MIN. LOT FRONTAGE
A request for a Development Standards Variance from Article 5, § 5.48(B) "Lot Standards," as it applies to Art. 2 § 2.32, to allow for the creation of a lot without frontage on a public right-of-way as required within the Moderate Intensity General Commercial (C1) District.

Parcel No(s): 32-07-11-415-014.000-016 and 32-07-11-415-013.000-016

Represented By: Russell Brown, Clark Quin Law

ADVERTISED PUBLIC HEARING

Documents:

[H.1.A. SYNOPSIS_BZDV-22-6_MAIN STREET SELF-STORAGE EXPANSION
MIN. LOT FRONTAGE.PDF](#)
[---H.1.B. DSR_BZDV-22-6_MAIN STREET SELF-STORAGE EXPANSION MIN.](#)

[LOT FRONTAGE.PDF](#)

[---H.1.C.](#)

[440_E._MAIN_ACCESS_EASEMENT_EXHIBIT_MON_JUL_11_2022_15-26-59.PDF](#)

2. BZDV-22-7 1250 E. NORTHFIELD DR. NON-RESIDENTIAL ACCESS STANDARDS

A request for a Development Standards Variance from Article 7, § 7.38(B)(1)(c) "Non-Residential Access Standards," as it applies to Art. 2 § 2.42, to decrease ingress/egress point separation required within the Motorsports (MS) District.

Parcel No(s): 32-07-12-400-019.000-016

Represented By: Greg Ripple, Terra Site Development

ADVERTISED PUBLIC HEARING

Documents:

[H.2.A. SYNOPSIS_BZDV-22-7 NORTHFIELD DRIVE ACCESS DRIVE.PDF](#)

[---H.2.B. DSR_BZDV-22-7 NORTHFIELD DRIVE ACCESS DRIVE.PDF](#)

[---H.2.C. EXCLUSIVE_AUTOSPORT_SITE_PLAN_FRI_JUL_15_2022_11-45-46.PDF](#)

I. COMMUNICATIONS & REPORTS

1. REPORT FROM DIRECTOR OF DEVELOPMENT SERVICES

J. MISCELLANEOUS BUSINESS

K. CITIZENS COMMENTS RELATING TO AGENDA

The Town of Brownsburg acknowledges its responsibility to comply with the Americans with Disabilities Act of 1990. In order to assist individuals with disabilities who require special services (i.e. sign interpretive services, alternative audio/visual devices, and amanuenses) for participation in or access to Town sponsored public programs, services, and/or meetings, the Town requests that individuals make requests for these services two business days ahead of the scheduled program, service, and/or meeting. To make arrangements, contact the Department of Development Services at 317-852-1128.