



# City of Carmel

Carmel Board of Zoning Appeals  
**Hearing Officer**  
Monday, September 24, 2018 Meeting

Time: **5:30 p.m.**

Hearing Officer: **Dennis Lockwood**

Location: **Carmel City Hall Caucus Rooms, 2<sup>nd</sup> Floor, 1 Civic Square, Carmel, IN 46032**

Agenda:

- A. Call to Order
- B. Reports, Announcements, Legal Counsel Report, and Dept. Concerns
- C. Public Hearings

**(V) 14435 Pemberton Ln, Pool Equipment Setback.**

The applicant seeks development standards variance approval for the location of pool equipment:

1. **Docket No. 18070002 V UDO Section 5.02.C.7 Min. 10' side yard setback for pool/decking/ equipment, 5' proposed.** The site is located at 14435 Pemberton Ln. (in Overbrook Farms, Section 2, Lot 41). It is zoned S1/Residence-ROSO III. Filed by Mike Rutherford of Blue Haven Pools.

**(SE) Wilson Short Term Residential Rental.**

The applicant seeks the following special exception approval for a short term residential rental unit:

2. **Docket No. 18080004 SE UDO Section 2.07 - Permitted Uses, Special Exceptions.** The site is located at 14187 Laura Vista Dr. It is zoned R1/Residence-ROSO III, and is Lot 6 in Yorktown Woods Subdivision. Filed by Katharine Wilson, owner.

**(V) MJ Insurance Signs.**

The applicant seeks the following development standards variance approvals for signage:

3. **Docket No. 18080006 V UDO Section 5.39.SI-01.I.2.d.i. Sign facing north (not facing a street ROW) and number of signs (2 upper floor "building" signs allowed, 3 requested).**
4. **Docket No. 18080007 V UDO Section 5.39.SI-01.I.5.f.iv Blade sign projects 6' from the building proposed; max. 5' projection allowed.** The site is located at 571 Monon Blvd. and is located in Midtown Carmel, Block 3. It is zoned PUD/Planned Unit Development. Filed by Christina Bruno of Bose McKinney & Evans LLP.

**(V) Gundy Pool/Wall.**

The applicant seeks the following variance approvals for a swimming pool & wall:

5. **Docket No. 18080008 V UDO Section 5.09.B Max. 42" fence with at least 25% visibility required in the front yard, 7'4" tall solid masonry wall proposed.**
6. **Docket No. 18080010 V UDO Section 5.02.B Pool in front yard proposed, Pool set back behind front line of house required on corner lots.** The site is located at 210 Woodland Ln. and is located on Lot 43 of Woodland Golf Club subdivision Section 2. It is zoned R1/Residence. Filed by Adam DeHart of Keeler-Webb Associates, on behalf of Peter & Debra Gundy.

**(V) McDougal Pool.**

The applicant seeks the following development standards variance approval for a swimming pool:

7. **Docket No. 18080009 V UDO Section 5.02.C.7.a Pool to encroach 15' into 30' rear drainage & utility easement; easement width plus 3' setback required.** The site is located at 14459 Smickle Ln. and is located on Lot 8 of Cherry Tree Grove subdivision. It is zoned S2/Residence-ROSO III. Filed by Bill Lambert of Perma Pools, on behalf of Grant & Renee McDougal, owners.

- D. Old Business
- E. New Business
- F. Adjournment

Filename: 9.24.2018 hearing officer