

HIGHLAND BOARD OF ZONING APPEALS

Regular Meeting Agenda

May 28, 2025

1) OPENING: Pledge of Allegiance Led By: Commissioner Thomas

2) ROLL CALL: Members: Commissioners Helms, Smith, Thomas, Wright, and Murovic.

3) MINUTES: Are there any deletions, corrections, or additions to the minutes of the last Board of Zoning Appeals meeting on April 23, 2025? If none, they will stand approved as posted.

4) ANNOUNCEMENTS: The next Board of Zoning Appeals meeting to be held on June 25, 2025

5) COMMUNICATIONS: None

6) OLD BUSINESS: Approval of Findings of Fact for Osborne Storage LLC, 3323 NE 163rd Street, Suite 506, North Miami Beach, FL, requesting a Variance for a building mounted sign at the Osborne Storage LLC, 8621 Osborne Avenue, Highland, IN. The proposed sign would exceed the maximum height requirement of four feet. {HMC 18.85.030 (B) (3) (a) Sign Types. Permanent Business Signs. Size. For single-use buildings, permanent business signs shall not exceed four feet in height and the width of the single-use building, less two feet on either side of the said sign.

7) NEW BUSINESS: Public Hearing for Fair Haven, Inc., 2645 Ridge Road, Highland, IN 46322, represented by James Huis, Manager of Transportation for DVG Team, Inc., 1155 Troutwine Road, Crown Point, IN 46307, requesting a Use Variance to allow construction of a 3,200 square foot Auxiliary Building for stabilization housing to augment the services provided by the Fair Haven Rape Crisis Center at 2645 Ridge Road. {HMC 18.40.030} Transitional Housing/1st Floor Residential is not a permitted use in the B-2 zoning district, nor in any underlying B-1 zoning district. {HMC 18.35.040}

8) NEW BUSINESS: Public Hearing for Kenneth & Barbara Hay, 1310 Tralee Court, Dyer, IN 46311, requesting a Developmental Variance and a Use Variance for 10250 Kennedy Avenue, Highland, IN 46322. {HMC 18.15.060} (A) (2) A. Minimum Lot Size in an R/1A Residence District. 2. The Maximum Lot Depth for all Residential Lots in this District shall not exceed twice the width of the lot, but in no case more than one hundred fifty feet (150'). {HMC 18.05.060} (F) (1) (9) Interpretation and Application – Supplementary District Regulations. (F) Accessory buildings. (1) Time of Construction. No accessory building or structure shall be constructed on any lot prior to the time of construction of the principal building to which it is accessory. (9) An accessory building may not be erected before the principal building.

BUSINESS FROM THE FLOOR: None

ADJOURNMENT: Motion: _____ Second: _____ Time: _____

Agenda subject to change without notice.