

City of Lebanon Board of Zoning Appeals Meeting

Monday, March 7, 2022

7:00 p.m.

John W. Lasley Memorial Council Chambers

401 S. Meridian Street

Lebanon, IN 46052

**Tentative Agenda**

**1. OPENING**

- a. Call to Order
- b. Roll Call
- c. Approval of Minutes

**2. OLD BUSINESS** (\* Indicates Public Hearing)

**3. NEW BUSINESS** (\* Indicates Public Hearing)

- a. Docket #22-9\*; Scott Land with a Development Standards Variance to construct an addition to the home located at 1407 Park Drive. The property is Zoned "SF-2" Single Family 2.
  - i. UDO Standards- Section 4.6.D- Side Setback
- b. Docket #22-14\*; SG Commercial Real Estate requesting a Development Standards Variance to construct a new sign at the property located at 2425 N Lebanon Street. The property is Zoned "PBC" Planned Business Commercial and in the Thoroughfare Overlay District.
  - i. UDO Standards- Section 7.7.H.2.a.2- Multi Tenant Sign Size
- c. Docket #22-16\*; STAG Industrial Holdings LLC requesting Development Standards Variance for a proposed warehouse expansion. The property is located at 121 S Enterprise Boulevard. The property is Zoned "PBI" Planned Business Industrial.
  - i. UDO Standard- Section 7.5.C.3- Parking Area Curbing
- d. Docket #22-17\*; Mann Brothers Holdings LLC requesting 3 Development Standards Variances for a proposed convenience store to be located at 1003 & 1013 S. Lebanon Street. The property is Zoned "NB" Neighborhood Business and in the Thoroughfare Overlay District.
  - i. UDO Standards- Section 4.12- Front Building Setback
  - ii. UDO Standards- Section 7.5- Front Parking Setback
  - iii. UDO Standards- Section 7.5- Rear Parking Setback
- e. Docket #22-18\*; Betty Amos requesting a Development Standards Variance for an addition constructed in the side setback. The location of the property is 940 Spencer Avenue. The property is Zoned "NB" Neighborhood Business.
  - i. UDO Standards- Section 4.12- Side Setback
- f. Docket #22-19\*; Sunbrook Development LLC requesting a Development Standards Variance for reducing the lot width. The property is located at 955 Sunchaser Road. The property is Zoned "PUD" Planned Unit Development.
  - i. PUD Section 3.A- Minimum Lot Width

**4. ADJOURN**

The next regular Board of Zoning Appeals meeting is scheduled for:  
Monday, April 4, 2022 at 7:00pm

cc: The Reporter, Insight, WIRE, Zionsville Times, The Star

The City of Lebanon Indiana acknowledges its responsibility to comply with the American Disabilities Act of 1990. In order to assist individuals with disabilities who require (i.e. sign interpretative services, alternate audio/visual devices, and amanuenses) for participation in or access to City sponsored public programs, services and or meetings, the city request that individuals make request for these services forty-eight (48) hours ahead of scheduled programs, services and/or meeting. To make arrangements please contact the Lebanon Mayor's Office at (765)482-1201