



MADISON

Indiana
Planning, Preservation and Design

101 W Main St
Madison, IN 47250
(812) 265-8324

Application for Variance from Development Standards

Application Fee	\$ 60.00
Ad Fee (for Legal Notice)	\$ 15.00
Recording Fee	\$ 25.00
Total Due	\$ 100.00

Purpose: Per the City of Madison Zoning Ordinance, the Board of Zoning Appeals shall approve or deny variance from development standards from the terms of the Zoning Ordinance. The Board may impose reasonable conditions as a part of its approval. A variance may be approved only upon a determination by the Board.

This application must be filed at least 15 days prior to scheduled meeting to be eligible for consideration at that meeting. Actual deadlines vary due to holidays, office business hours and operating schedule, media publishing deadlines, etc. Deadlines are published publicly and can also be provided by contacting the Planning Office.

APPLICANT INFORMATION

Name: Mark & Bobbie Jo Timmons
Street: 810 E. Second St.
City: MADISON State: IN Zip: 47250
Phone (Preferred): 217-370-3195-Mark
Phone (Alternate): 217-370-4195-BJ
Email: marktimms@msn.com

OWNER INFORMATION (IF DIFFERENT*)

Name: _____
Street: _____
City: _____ State: _____ Zip: _____
Phone (Preferred): _____
Phone (Alternate): _____
Email: _____

*** If Applicant is not Owner, MUST submit documentation from owner authorizing applicant on their behalf.**

PROPERTY FOR WHICH A VARIANCE IS REQUESTED

Address and/or Legal Description of Property: 810 East Second St. MADISON, IN 47250

Zoning Classification: HDR

Description of Existing Use: RESIDENTIAL-Single Family Dwelling

Description of Proposed Use: RESIDENTIAL-Single Family Dwelling

List sections of the Zoning Ordinance for which a variance is requested: variance from development standards

Describe why a variance is requested: There already exists a wooden deck under cover 8' x 22' already on the property line. Was there when we purchased the property. We are proposing to another 24' to that same footprint but will be UNCOVERED. Will run parallel to the house AND move 24' toward the front of the property leaving 8' set back on the north side facing the street.

For Variance from Setbacks, list below and indicate on site plan:

Current – North: _____ ft East: 6 ft South: _____ ft West: _____ ft
Requested – North: _____ ft East: 6 ft South: _____ ft West: _____ ft

Per the City of Madison Zoning Ordinance, a variance shall not be granted unless the Board makes specific findings of fact based directly on the particular evidence presented to it, which support conclusions that the standards and conditions has been met by the applicant.

Provide a detailed Narrative statement demonstrating that the requested variance conforms to the following standards. Respond to each question below with Yes/No and why. Use additional pages if necessary.

1. Will this variance be injurious to the public health, safety, morals, and general welfare of the community?

NO - CURRENTLY HAVE AN EXISTING DECK ALREADY ON THE PROPERTY LINE.
THERE ARE NO ISSUES THAT I AM AWARE OF.

2. Will the use and value of the area adjacent to the property included in the variance be affected in a substantially adverse manner?

NO - THERE IS ALREADY A ~~CONCRETE~~ CONCRETE BARRIER BETWEEN THE
TWO PROPERTIES. NO ISSUES

3. Will the strict application of the terms of the zoning ordinance result in practical difficulties in the use of the property?

NO - USE OF THE PROPERTY WILL NOT CHANGE. IT WILL CONTINUE TO
BE PRIVATE RESIDENTIAL PROPERTY.

Include any other documents/information which you feel will aid the Board in making its determination.

Certified letters MUST be mailed to adjoining property owners (includes owners of real estate at corners, across streets, alleys or easements as well as others who may share a common boundary) at least ten (10) days prior to the meeting. The Planning Office can assist you in obtaining this information. Proof of Certified Mail receipts and corresponding returned green cards shall be given to the Planning Office at least one (1) working day prior to the scheduled meeting. The Board will not review the application unless proof of attempt(s) of contact are provided. USPS delays will not be held against you if proof indicates that letters were sent appropriately.

I certify that the information provided in this application is true and accurate to the best of my ability and I understand and agree to the Certified mail stipulations.

July 20, 2023
Date

Mark A. Timmer
Signature of Applicant

COMPLETED BY PLANNING OFFICE

Meeting Information: Board of Zoning Appeals

Application Accepted on: _____

101 W Main St, Madison, IN 47250 – Council Chambers

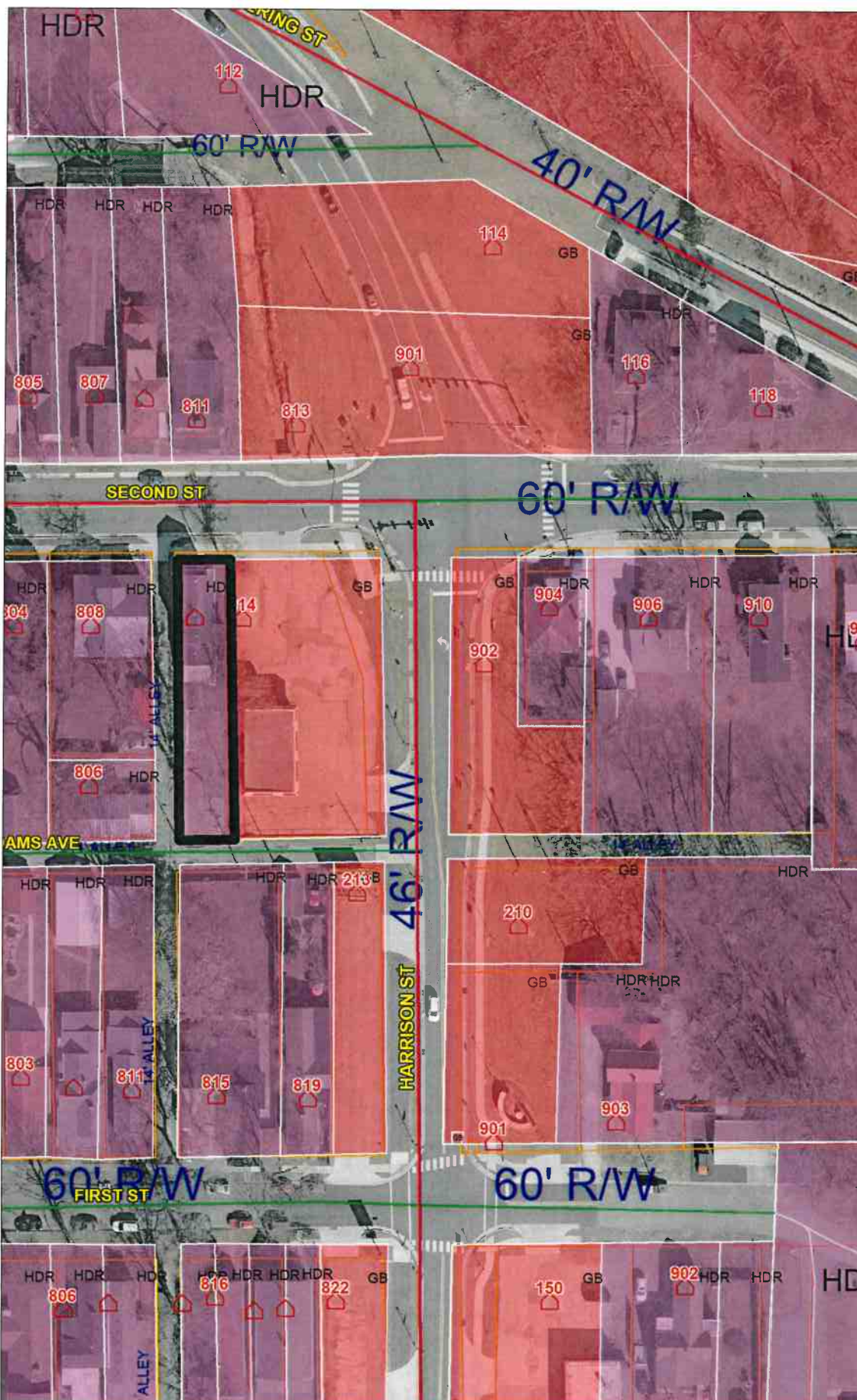
Application Accepted by: _____

Meeting Date: _____ Time: 6:00PM

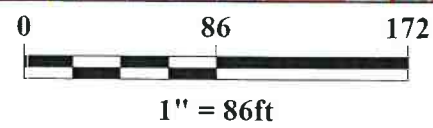
Documentation Review (Completed by Planning Office)

- ____ Owner Authorization provided (if req'd)
- ____ Narrative Statements completed
- ____ Application is complete
- ____ GIS Information to applicant and attached
- ____ Certified Mail Receipts received (attach)
- ____ Certified Mail Green Cards received (attach)

Staff Notes



- MadisonZoning**
Zoning Code:
- GB
 - HDR
 - HS
- Regional Counties
County Boundary
Townships
Corporate Boundaries
Water
Parcels
Drives, Alleys, etc.
- Addresses
- Regional Counties
Regional Roads
Regional Highways
Water
Railroad
Drives, Alleys, etc.
Roads
Highways



810 E Second St