



MADISON

Indiana
Planning, Preservation and Design

BZVD-23-19

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: Murdock Shina Kay
Street: 120 Jefferson St
City: Madison State: IN Zip: 47250
Phone (Preferred): 812-701-0967
Phone (Alternate): _____
Email: shmurdock@aol.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: _____
011-04058-00 (20 BY 175) Lot 14 River Blk 2 11-130-22 120 Jefferson St

Zoning Classification: CBD

Description of Existing Use: Single family residence

Description of Proposed Use: _____
single family residence with detached garage/carport

List sections of the Zoning Ordinance for which a variance is requested: _____
Section 6.21.A Side/rear setbacks

Describe why a variance is requested: _____

Existing home currently sits on north and south lot lines which makes the home a legally non-conforming use. In order to place the garage/carport on the property, we require a zero-lot line on the north and south lot lines to bring the home to a conforming use and to be able to place the garage/carport.

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

Current – North: 3 ft East: 3 ft South: 3 ft West: 0 ft
Requested – North: 0 ft East: 3 ft South: 0 ft West: 0 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, it will not be injurious to the public health, safety, morals, or general welfare.

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, the placement of a garage/carport will be in-line with what neighboring properties have done and will likely improve the property values in the area.

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

Yes, the home is currently legally non-conforming and this will bring the home to a conforming use.

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.

10/25/2023
Date

Shina Murolock
Signature of Applicant

COMPLETED BY PLANNING OFFICE

Application Accepted on: 10/25/2023
Application Accepted by: JOE PATTERSON

Meeting Information: Board of Zoning Appeals

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

Meeting Date: 12/11/2023 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
