

**TENTATIVE AGENDA
LAKE COUNTY BOARD OF ZONING APPEALS
WEDNESDAY, OCTOBER 19, 2022 – 6:00 P.M.**

I. Meeting called to order

II. Pledge of Allegiance

III. Emergency exit announcement. In case of an emergency, exit the Auditorium, proceed to the nearest exit, and exit the building. If you require assistance, a Plan Commission employee will escort or assist you. Please silence any cellular phones during this meeting. If you receive a call during this meeting, please excuse yourself with as little disruption as possible to these proceedings.

IV. Record of those present

V. Minutes

VI. Communications

VII. Old Business

VIII. New Business

1. 22-SE-07 PC – Michael Neubauer, Owner/Petitioner

Located approximately 2/10 of a mile east of Iowa Street on the north side of 139th Avenue, a/k/a 2802 E. 139th Avenue in Center Township.

Request: Special Exception from the Unincorporated Lake County Zoning Ordinance, Sec. 2.10 (A) (7), Class D Recreational Special Exception.

Purpose: To allow a recreational vehicle park.

approved_____denied_____deferred_____ vote_____

2. 22-SE-03 PC – Paul Horst, Owner and Adam McAlpine, Petitioner

Located approximately 3/10 of a mile west of Clark Street on the south side of 153rd Avenue, a/k/a 5125 W. 153rd Avenue in Cedar Creek Township.

Request: Special Exception from the Unincorporated Lake County Zoning Ordinance, Sec. 2.10.1.10, Solid Fill.

Purpose: To allow solid fill.

approved_____denied_____deferred_____ vote_____

3. **22-SE-08 PC – John and Stacy Baaske, Owners and John Baaske, Petitioner**
Located approximately 7/10 of a mile south of 101st Avenue on the east side of State Line Road in Hanover Township.

Request: Special Exception from the Unincorporated Lake County Zoning Ordinance, Sec. 2.10.1.10, Solid Fill.

Purpose: To allow solid fill.

approved_____denied_____deferred_____vote_____

4. **22-V- 85 BZA – Gary J. and Gordona Bauhan, Owners/Petitioners**
Located approximately 7/10 of a mile east of Burr Street on the south side of Hillcrest Court, a/k/a 4581 Hillcrest Court in Center Township.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (C) (1), Accessory Building, 1,814 sq. ft. permitted, 3,072 sq. ft. requested.

Purpose: To allow a 42' x 56' accessory building with a 16' x 6' overhang for personal use.

approved_____denied_____deferred_____vote_____

5. **22-V- 85 BZA – Gary J. and Gordona Bauhan, Owners/Petitioners**
Located as above.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (C) (2), Maximum Building Height, 18 ft. permitted, 23 ft. 10.5 in. requested.

Purpose: To allow an accessory building with an overall height of 23 ft.. 10.5 in.

approved_____denied_____deferred_____vote_____

6. **22-V- 87 BZA – Jason Kors, Owner/Petitioner**
Located approximately 7/10 of a mile north of State Road 2 on the west side of Alabama Street, a/k/a 17520 Alabama Street in Eagle Creek Township.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (C) (1), Accessory Building, 1,302 sq. ft. permitted, 4,201 sq. ft. requested.

Purpose: To allow a 51' X 67' accessory building for personal use.

approved_____denied_____deferred_____vote_____

7. 22-V- 88 BZA – Jason Kors, Owners/Petitioners

Located as above.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (B), Maximum Building Height, 16 ft. permitted, 23 ft. requested.

Purpose: To allow an accessory building with an overall height of 23 ft.

approved_____ denied_____ deferred_____ vote_____

8. 22-V-89 BZA – Jamie Wallace, Owner and Milmar Buildings - Jack McDonnell, Petitioner

Located approximately 6/10 of a mile west of White Oak on the north side of 180th Avenue, a/k/a 13702 W. 180th Avenue in West Creek Township.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.9 (G), Accessory Building Rear Yard Only.

Purpose: To allow an accessory building in the front yard.

approved_____ denied_____ deferred_____ vote_____

9. 22-V- 90 BZA – Zachary and Miranda Retzlaff, Owners/Petitioners

Located approximately 3/10 of a mile south of Belshaw Road on the east side of Woodmar Street, a/k/a 20339 Woodmar Street in West Creek Township.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (C) (1), Accessory Building, 1,814 sq. ft. permitted, 3,400 sq. ft. requested.

Purpose: To allow a 40' x 75' accessory building with a 8' x 50' overhang for personal use.

approved_____ denied_____ deferred_____ vote_____

10. 22-V- 91 BZA – Zachary and Miranda Retzlaff, Owners/Petitioners

Located as above.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 9.3 (C) (2), Maximum Building Height, 18 ft. permitted, 24 ft. requested.

Purpose: To allow an accessory building with an overall height of 24 ft.

approved_____ denied_____ deferred_____ vote_____

11. 22-V-92 BZA – Olson Construction, Owner/Petitioner

Located approximately 2/10 of a mile west of Rutledge Street on the south side of 45th Avenue, a/k/a 2701 W. 45th Avenue in Calumet Township.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 2.7 (I) (2), Minimum Setback, 50-feet required, 23.1 feet requested.

Purpose: To allow a structure to encroach the 50 ft. building line by 26.9 feet, leaving a setback of 23.1 ft.

approved_____ denied_____ deferred_____ vote_____

12. 22-V-92 BZA – Olson Construction, Owner/Petitioner

Located as above.

Request: Variance from Development Standards from the Unincorporated Lake County Zoning Ordinance, Sec. 7.3 (C) (3), Minimum Setback, 20-feet required, 10 feet requested.

Purpose: to allow a structure to encroach the rear yard setback by 10 ft. leaving a setback of 10 ft.

approved_____ denied_____ deferred_____ vote_____