



### **BZVD-24-38**

Application for Variance  
from Development

#### **Standards**

Status: Active

Submitted On: 7/10/2024

#### **Primary Location**

747 W MAIN ST  
MADISON, IN 47250

#### **Owner**

CARLOW DAVID W & MARY  
ROSE  
MAIN ST 747 MADISON, IN  
47250-3150

#### **Applicant**

 David Carlow  
 812-701-2243  
 dwcarlow@yahoo.com  
 747 W Main St  
Madison, IN 47250

## Permit Information

#### **Address and/or Legal Description of Property\***

011-04278-00 38 FT OFF W SIDE LOT 133 3RD ADD W 38 X 168 FT 11-141-11  
747 W MAIN ST

#### **Zoning Classification\***

SPECIALITY DISTRICT (SD)

#### **Description of Existing Use\***

SINGLE FAMILY RESIDENTIAL

#### **Description of Proposed Use\***

SINGLE FAMILY RESIDENTIAL

List sections of the Zoning Ordinance for which a variance is requested\*

SECTION 5.40 MINIMUM YARD SETBACK, SECTION 6.22 SPECIALITY DISTRICT (SD), SECTION 11.33 VARIANCES OF USE.

Describe why a variance is requested\*

THE LOT IS 38 FT WIDE. THE EXISTING GARAGE IS APPROXIMATELY 18' 2" W X 20' 2" L. THE CAR PORT IS 17' W X 20' L. I WANT TO DEMOLISH THE EXISTING GARAGE AND BUILD A 22' X 24' GARAGE WITH AN ATTACHED 14' X 24' CAR PORT. THE EXISTING GARAGE WAS BUILT, PRE 1950, WITH APPROXIMATELY 1' SETBACK ON THE EAS SIDE. I AM REQUESTING PERMISSION TO REBUILD ON THE CURRENT FOUNDATION OR ITS FOOTPRINTS WITH A NEW FOUNDATION.

Is this application requesting a variance from setbacks?\*

Yes

Variance from Setback Request

**Current North Lot Line (Ft)**

–

**Current East Lot Line (Ft)**

1

**Current South Lot Line (Ft)**

6

**Current West Lot Line (Ft)**

1

**Requested North Lot Line (Ft)**

–

**Requested East Lot Line (Ft)**

1

**Requested South Lot Line (Ft)**

6

**Requested West Lot Line (Ft)**

1

## Narrative

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

NO. A GARAGE CURRENTLY OCCUPIES THE SITE.

**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 CURRENT GARAGE IS OLD AND IN BAD CONDITION. A NEW GARAGE WILL ENHANCE THE NEIGHBORHOOD.

**Will the strict application of the terms of the zoning ordinance result in practical difficulties in the use of the property?\***

YES. THE SETBACK RESTRICTIONS WOULD SIGNIFICANTLY REDUCE THE SCOPE OF THE PROJECT AND RESULT IN SMALLER STRUCTURE.

## Acknowledgement

*Certified letters MUST be mailed to adjoining property owners (includes owners of real estate at corners, accross 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 the Certified Mail receipts and the 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 these are received.*

**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.**

Digital Signature\*

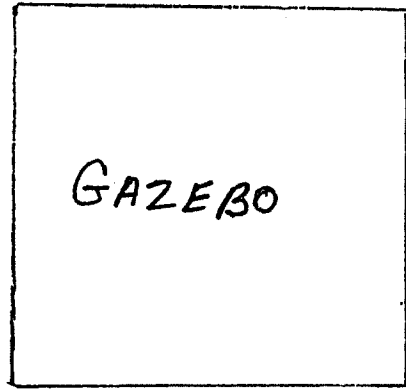
 DAVID CARLOW

Jul 10, 2024

747 W MAIN ST

N ↑

TREE



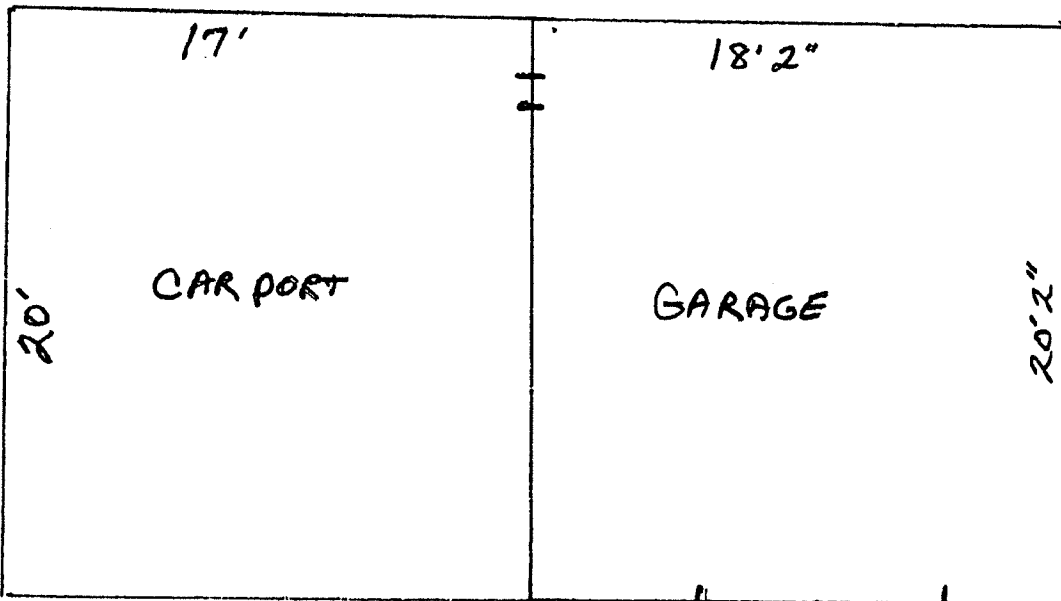
TREE

TREE

WEST PROPERTY LINE  
749 W MAIN

EAST PROPERTY LINE  
745 W. MAIN

CARPORT STRUCTURE



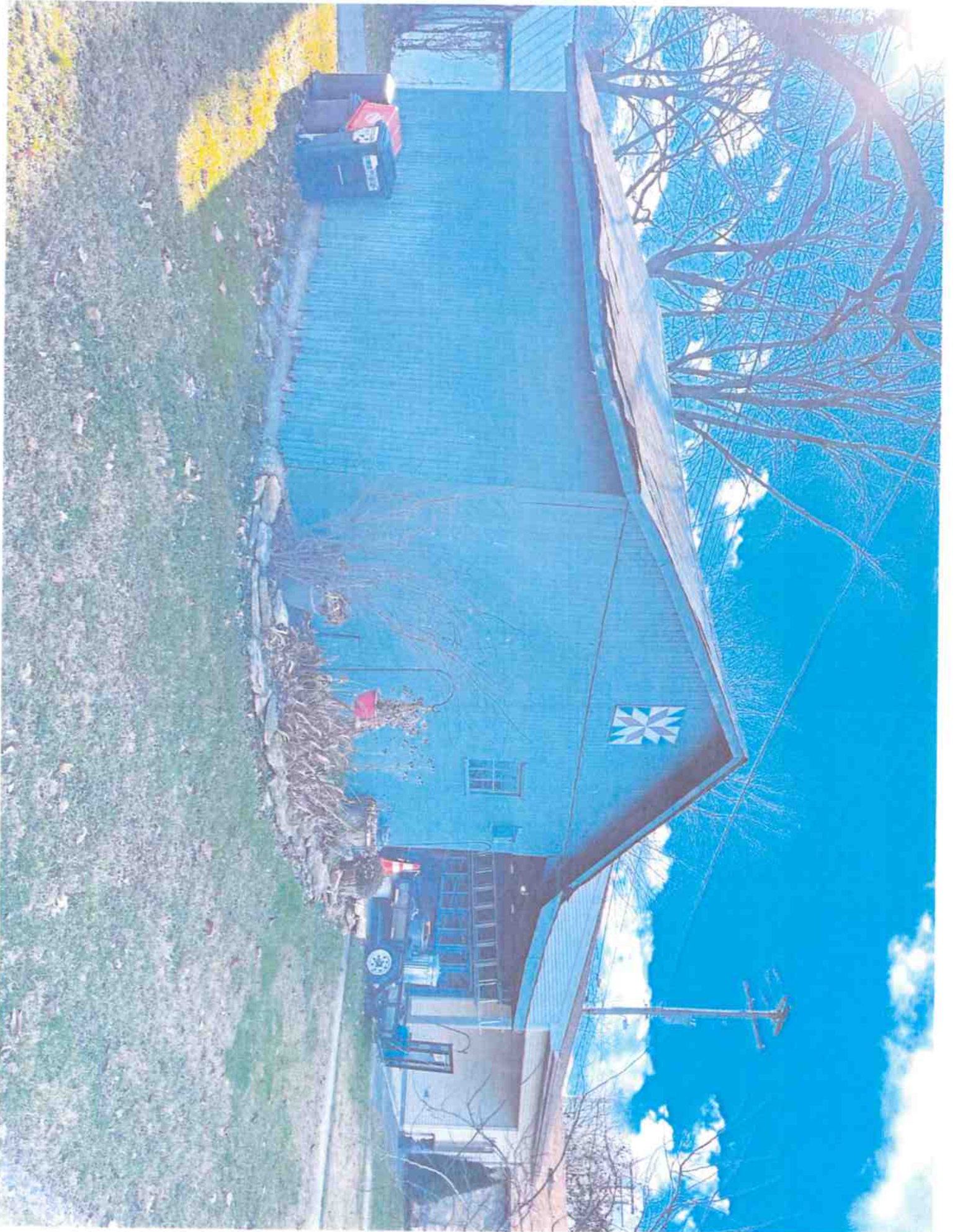
SETBACK

SETBACK

CONCRETE RAMP

5'6"

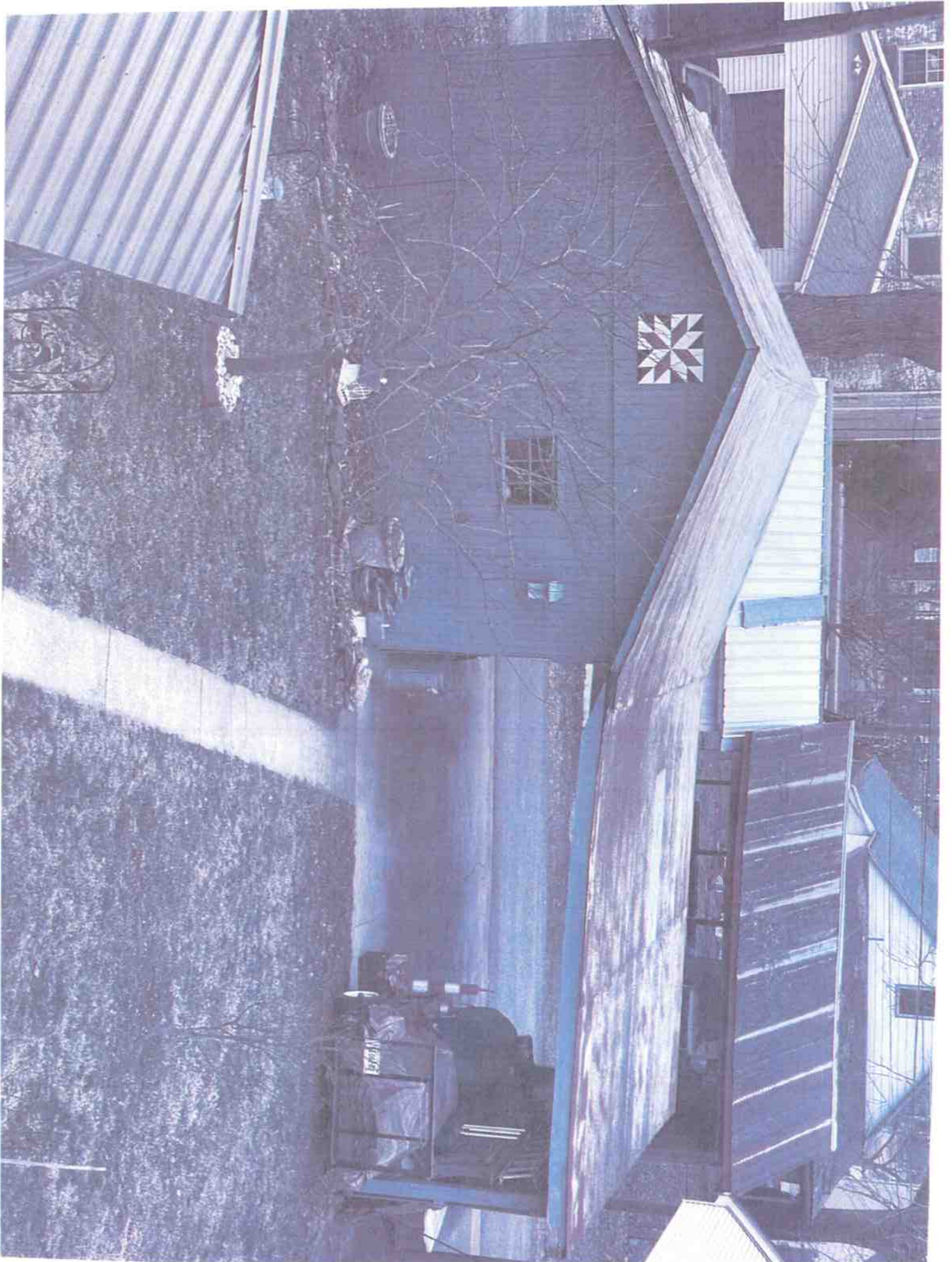
EAST - WEST ALLEY

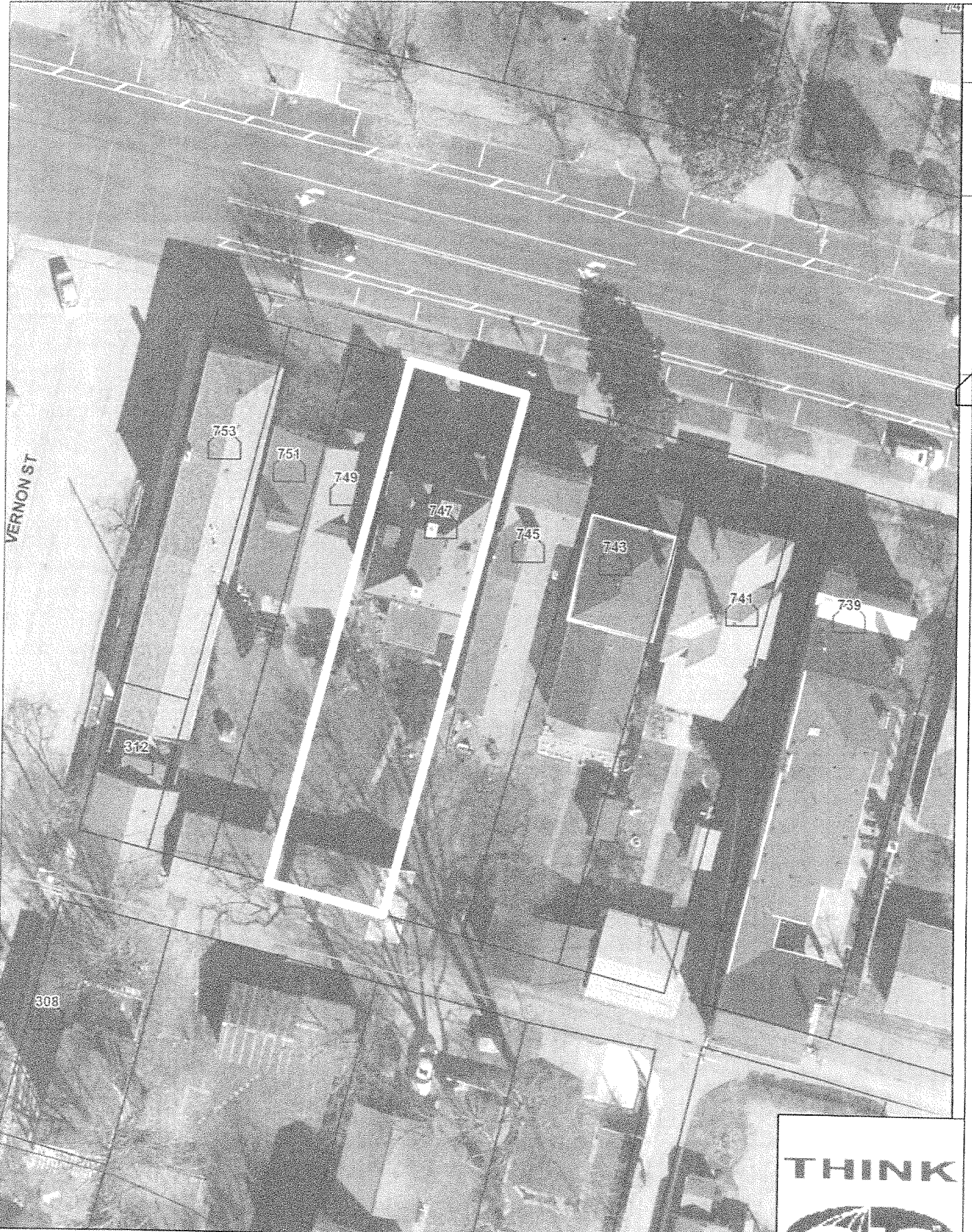












VERNON ST

753

751

749

747

745

743

741

739

312

308

THINK

