

**April 30, 2020**

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**1. BZA-2032 JAMES L. AND SHEILA A. COCHRAN:**

Petitioners are requesting the following variances to add a residential unit in an existing apartment building on R3W-zoned land:

1. To decrease the required parking to 5 spaces from the minimum requirement of 11 spaces; (UZO 4-6-3)
2. To reduce the building setback from Vine Street to 7.2' from the minimum requirement of 25'; (UZO 2-10-8)
3. To remove the no parking setback; (UZO 4-6-14)
4. To reduce the one-way maneuvering aisle to 10.8' from the minimum requirement of 22'; and (UZO 4-6-15)
5. To reduce the lot width to 54.11' from the minimum requirement of 60' (for single and two-family dwellings); (UZO 2-10-6)

on property located at the southeast corner of Vine Street and Fowler, more specifically, 229 W. Fowler Avenue in West Lafayette, Wabash 19 (NE) 23-4

**2. BZA-2033 THE RIDGE GROUP, INC.:**

Petitioner is requesting a parking variance to allow 76 spaces from the minimum requirement of 120 to construct a two-story multi-family building (containing a total of 60 units: 52 one-bedroom and 8 two-bedroom) on R3W-zoned land. The property is located at the southeast corner of Lindberg Road and US 231 in West Lafayette, Wabash 14 (NE) 23-4. (UZO 2-10-12)

**3. BZA-2035 JACOB BALLAH:**

Petitioner is requesting the following bufferyard variances to construct a new structure for the existing business on property zoned I3:

1. To eliminate the required bufferyard along the western property line; and (UZO 4-9-3)
2. To eliminate the required bufferyard along the northern and eastern property lines; (UZO 4-9-3)

on property located on the north side of CR 375 S, specifically 6274 E 375 S, Sheffield 08 (SW) 22-3.

**4. BZA-2037 TIPPECANOE COUNTY NSE08 SCHOOL BUILDING CORPORATION:**

Petitioner is requesting the following parking variances to add a science wing to the existing Harrison High School in an R1 zone:

1. To decrease the required parking to 965 spaces from the minimum requirement of 1048 spaces (UZO 4-6-3); and

2. To allow the Administrative Officer to permit off-site parking located within 410 feet instead of the maximum allowed within 300 feet; (UZO 4-6-11)

on property located at 5701 N 50 W, Tippecanoe 30 (NE) 24-4.

**RECOMMENDATION:**

Staff advises that the above requests do not constitute use variances.