



BOARD OF ZONING APPEALS DIVISION III

April 15, 2025

Case Number: 2025-DV3-010 (Amended)
Address: 909 Wright Street (approximate address)
Location: Center Township, Council District #18
Zoning: D-8 (TOD) (RC)
Petitioner: 8424 Bravestone LLC, by Mark & Kim Crouch
Request: Variance of Development Standards of the Consolidated Zoning and Subdivision Ordinance to provide for the construction of a single- family dwelling with a three-foot south side yard setback (five-feet required), a three-foot rear yard setback (20 feet required), and an open space of 30 percent (40 percent required).

Current Land Use: Undeveloped

Staff Recommendation: Staff recommends approval of this petition.

Staff Reviewer: Robert Uhlenhake, Senior Planner

PETITION HISTORY

This is the first public hearing for this petition.

This request has been amended from the original legal notice. This property is located within the Regional Center overlay, which was not originally indicated. The Regional Center overlay does not require a front yard setback, therefore the request for a one-foot front yard setback was withdrawn. In addition, the site plan was changed to remove the request for the front-loaded garage. No new notice is required for these changes.

This petition was **automatically continued to the May 20, 2025, hearing**, from the April 15, 2025, hearing, by a Registered Neighborhood Organization. This would just require the Board's acknowledgement.