

NOTICE OF PUBLIC HEARING
PROPOSED DEVELOPMENT
STANDARDS VARIANCE

Notice is hereby given that the Board of Zoning Appeals Hearing Officer of the County of Porter, Indiana, will hold a public hearing on the 13th day of July, 2017, at 1:00 p.m., in the Porter County Administration Center, 155 Indiana Avenue, Suite 205, Valparaiso, Indiana, to consider the petition of Dan Hetrick, seeking a Development Standards Variance from the Unified Development Ordinance: Chapter 2, Section 2.08; to allow a reduction in minimum front yard setback for two (2) existing structures, a barn from the required 50 feet to 49 feet and primary structure from 50 feet to 43 feet, for a proposed Administrative Subdivision, located in a General Agriculture (A1) District.

LEGAL DESCRIPTION: A PARCEL OF LAND IN THE WEST HALF OF SECTION 22, TOWNSHIP 33 NORTH, RANGE 6 WEST OF THE SECOND PRINCIPAL MERIDIAN, PLEASANT TOWNSHIP, PORTER COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 22, TOWNSHIP 33 NORTH, RANGE 6 WEST, TOGETHER WITH THE SOUTHWEST QUARTER OF SAID SECTION 22, EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PARCELS IN THE SOUTHWEST QUARTER OF SAID SECTION 22:

EXCEPTION 1

LOTS 1 THROUGH 4 INCLUSIVE IN PLEASANT MINOR SUBDIVISION 1358-D-1, AS PER PLAT THEREOF, RECORDED APRIL 28, 1997 IN PLAT FILE 30-A-2, IN THE OFFICE OF THE RECORDER OF PORTER COUNTY, INDIANA.

EXCEPTION 2

THE SOUTH 300 FEET OF THE EAST 300 FEET OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 33 NORTH, RANGE 6 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN PORTER COUNTY, INDIANA.

EXCEPTION 3

A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 33 NORTH, RANGE 6 WEST OF THE SECOND PRINCIPAL MERIDIAN, PORTER COUNTY, INDIANA, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE EAST LINE OF SAID SOUTHWEST QUARTER WHICH IS 311.00 FEET NORTH OF THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER; THENCE CONTINUING NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, ALONG SAID EAST LINE, 480.00 FEET TO THE SOUTH LINE OF PLEASANT MINOR SUBDIVISION 1358-D-1, AS PER PLAT THEREOF, RECORDED APRIL 28, 1997 IN PLAT FILE 30-A-2, IN THE OFFICE OF THE RECORDER OF SAID PORTER COUNTY; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, ALONG THE SOUTH LINE OF SAID PLEASANT MINOR SUBDIVISION 1358-D-1, 300.00 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, PARALLEL WITH THE EAST LINE OF SAID SOUTHWEST QUARTER, 480.00 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECOND EAST, 300.00 FEET TO THE POINT OF COMMENCEMENT.

TOTAL PARCEL CONTAINS 189 ACRES, MORE OR LESS, AND IS SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.

GENERAL LOCATION: A parcel of land located at 954 South 150 West, in Pleasant Township, Porter County, Indiana.

Written suggestions to said proposed Variance may be filed with the Director of the Porter County Plan Commission before such public hearing and/or verbal statements relating thereto will be heard at the above-designated time and place. A copy of the file is available for public view at the Plan Commission office.

BOARD OF ZONING APPEALS

PORTER COUNTY, INDIANA

Kristy Marasco

Assistant Director

7/7/17 - hspaxlp