



CITY OF FISHERS AGENDA

BOARD/COMMISSION: Board of Zoning Appeals - Fall Creek

DATE: 4/24/2025 at 6:00 PM

**DIRECTIONS: Fishers Municipal Center: Nickel Plate Conference Room,
1 Municipal Drive, Fishers, IN 46038**

Members of the public may [submit comments online](#) before 12pm on the day of the meeting.

In accordance with the Americans with Disabilities Act (ADA), the City of Fishers will, upon request, provide appropriate aid (i.e. interpreters) and/or assistance leading to effective participation for people with disabilities. Anyone who requires such assistance should [email Kelly Lewark](mailto:kelly.lewark@fishers.in.gov), Office Manager, no later than 48 hours before the scheduled event or call at (317) 595-3487.

1. **Call to order / Pledge of Allegiance**
2. **Roll Call**
3. **Elections**
4. **Approval of Previous Minutes**
 - a. FCBZA Minutes 10-10-24 - DRAFT
5. **Public Hearings**
 - a. **11215 E. 121st Street Land Use Variance**

Parcels: 13-11-33-00-00-011.000
Address: 11215 E 121st St
Case: VA-25-4
Request: Consideration of a Land Use Variance from Section 5.7.2.C. of the City's Unified Development Ordinance (UDO) to allow a landscaping company as a home occupation that will store five (5) vehicles and five (5) trailers on the property, where only one (1) home occupation vehicle is allowed.
Petitioner: Jeffery Heinzmann (jeff@heinzmannlaw.com)

Planner: Christy Cashin (cashinc@fishers.in.us)

b. **11215 E. 121st Street Development Standard Variance**

Parcels: 13-11-33-00-00-011.000

Address: 11215 E 121st St

Case: VA-25-5

Request: Consideration of a Development Standard Variance from Section 6.4.3. of the City's Unified Development Ordinance (UDO) to allow a 60 ft wide driveway entrance at back of curb or edge of pavement, where a 34 ft wide driveway entrance is allowed, and a 50 ft wide driveway at back of curb or edge of pavement, where a 24 ft wide driveway is allowed.

Petitioner: Jeffery Heinzmann (jeff@heinzmannlaw.com)

Planner: Christy Cashin (cashinc@fishers.in.us)

6. Old Business

7. New Business

- a. 2025 Rules of Procedure for FCBZA

8. Staff Communication

9. Board Signatures – Findings of Fact

10. Adjournment

[MEET_FOOT]