

# McCordsville

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**McCordsville Board of Zoning Appeals**

**SPECIAL - Meeting Minutes**

**September 24<sup>th</sup>, 2025 - 6:00 PM**

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### **Roll Call**

**Members Present:** Dan Vail, Brianne Schneckenberger, Kevin Dayhoff, Grant Adams, Brian Hurley

**Members Absent:**

**Other members present:** Hollie Kinker, Allyson Hamlin

**Staff Absent:** Ryan Crum, Beth Copeland, Legal Counsel

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### **Agenda Consideration**

**BZA-25-007, GT Real Estate, LLC's request for a Special Exception to allow a two-story duplex in the Old Town zoning district, located at 7547 N Form St** *CONTINUED BY PETITIONER*

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### **New Business**

**BZA-25-009, Town of McCordsville's request for a Special Exception and multiple Development Standard Variances for a parking lot in the Old Town zoning district located at 7595 Form St**

- Staff shared their staff report, including the Special Exception and five (5) Development Standard Variances. Staff is in support of the Special Exception and associated Variances with Conditions.
- Mr. Dayhoff asked about hours of parking.
- Mr. Adams asked about lighting and fencing details.
- *6:12 PM Ms. Schneckenberger opened the public hearing.*
- Mr. Grissom, 7575 Form Street, shared concerns about the scope of the Community Center, concerned that this parking lot will become a place for abandoned vehicles.
- Mr. Nevins, 6318 W 750 N, asked details about the occupancy load for the Community Center and if other businesses can park in this parking lot, requested if there would be cameras on the property.

- Ms. Schneckenberger answered questions that were pertinent or available during the meeting.
- Matthew Strange, 7600 McCord Street, shared concerns about how close the fence would be to the barn in his yard.
- *Ms. Schneckenberger closed public hearing at 6:38 PM*
- Ms. Schneckenberger restated that this meeting is solely on the use of the parking lot, and that the drawings are not set in stone.
- Mr. Adams suggested blocking entrances for when parking is not in use for the Community Center or Methodist Church.
- Mr. Hurley wanted to clarify that the Town wouldn't be the sole owner.
- Ms. Schneckenberger stated a management agreement would be put into place.
- *Ms. Schneckenberger reopened the public hearing at 6:48 PM*
- Mr. Nevins spoke again, asked about liability.
- *Ms. Schneckenberger closed the public hearing at 6:49 PM.*

***Motion: Mr. Vail made a motion to approve the Special Exception, with staff conditions that it runs with the land. Mr. Hurley seconded. Motion carried unanimously.***

***Motion: Mr. Vail made a motion to approve the five variances and adopt staff conditions. Mr. Dayhoff seconded. Motion carried unanimously.***

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### **Announcements**

None

### **Next meeting**

November 5<sup>th</sup>, 6:00 PM

**Mr. Adams motioned to adjourn, Mr. Dayhoff seconded, meeting was adjourned at 7:04 PM.**