LEGAL NOTICE OF PUBLIC HEARING BEFORE
THE BOARD OF ZONING APPEALS OF THE TOWN of CLEAR LAKE, INDIANA

TO: All persons located within the zoning jurisdiction of the Town of Clear Lake, Indiana.

RE: Variance 2019-05, 06, 07, 08

The Clear Lake Board of Zoning Appeals will meet on Monday, October 21, 2019 at 7:00 PM in the Town Hall at 111 Gecowets Drive, Fremont IN 46737. At the meeting, the Board of Zoning Appeals will consider 4 requests for variances from development standards.

Variance 2019-05:
Request for variance from development standards for Ron and Laurie Sellers, 886 South Clear Lake Drive, Fremont IN 46737. They request relief from Section 5.65(C) Lake Residential Standards, Viewshed. The proposed project includes the construction of an addition to their home that encroaches into the lake yard horizontally protected viewshed.

Variance 2019-06:
Request for variance from development standards for Jill Nichols, 105 Elm Street, Fremont IN 46737. She requests relief from 2.12 SR District Development Standards, Section 5.63(3) General Setback Standards. The proposed new home encroaches upon rear yard 30’ setback.

Variance 2019-07:
Request for variance from development standards for Jim Geiger, representative of Clear Lake Yacht Club, 188 West Clear Lake Dr, Fremont IN 46737. CLYC requests relief from 2.22 NC District Development Standards, Section 5.16 A (2) Density and Intensity Standards, Maximum Lot Coverage. The proposed building exceeds allowable percentage of lot coverage.

Variance 2019-08:
Request for variance from development standards for Jim Geiger, representative of Clear Lake Yacht Club, 188 West Clear Lake Dr, Fremont, IN 46737. CLYC requests relief from 2.22 NC District Development Standards, Section 5.63 A (4) General Setback Standards. The proposed structure encroaches the 50’ lake yard setback.
At the Public Hearing, all interested persons will be given the opportunity to be heard concerning the matters set out in the variance applications. Written objections that are filed before the Public Hearing in the Town Hall at 111 Gecowets Drive, Fremont IN 46737 will be considered. Appearance at the Public Hearing, in person or by representative, shall waive any defect in notice unless the alleged defect is raised at the beginning of the Public Hearing. The hearing may be continued as necessary.

The Clear Lake Board of Zoning Appeals must find several conditions have been met before the requested variances may be granted. The file pertaining to the variance request is available for public inspection during the regular business hours at the Clear Lake Town Hall, 111 Gecowets Drive, Fremont IN 46737 until two (2) business days prior to the hearing date. All comments and questions on this matter should be directed to the Zoning Administrator (260) 495-9158 or zoning@townofclearlake.org.

Gary Johnston
Zoning Administrator