



MERIDIAN STREET PRESERVATION COMMISSION

In the matter of an application filed by
Kevin Schluchter on behalf of Kathy Osborn
for a Prior Approval of a Variance for the property
located at **4235 N. Pennsylvania Street**

FINAL ORDER GRANTING PRIOR APPROVAL OF A VARIANCE #MSPC 22-08

The Meridian Street Preservation Commission, at a meeting held at 4:00 p.m. on August 16, 2022, in the second floor conference room of the Meridian Street United Methodist Church at 5500 N. Meridian Street, and heard evidence and considered an application for a Prior Approval of a Variance filed by Kevin Schluchter, on behalf of Kathy Osborn, for improvements to be made at the property located at 4235 N. Pennsylvania Street.

Being duly advised in the premises, the Commission, by a vote of 6-0 of its six (6) members present and voting AYE: (Norman, Fujawa, Hess, Bennett, Roth, Vanderstel), NAY: (None), ABSTAIN: (None) finds that:

1. The Commission has jurisdiction of this matter under Indiana Code 36-7-11.2-61.
2. The Certificate of Appropriateness requested approval for the:
 - Reduce the required side setback in a D2 zoning district from 7ft. to 4ft. to allow for a covered structure over the outdoor kitchen area.
3. Such improvements shall be per plans on file with the Commission, except as amended below.
4. Said improvement is appropriate to the preservation of the area comprised of Meridian Street and bordering properties and complies with the architectural and construction standards in said area.
5. The Certificate of Appropriateness requested by the applicant should be **GRANTED**, with the following commitment(s): Compliance with the site plan presented at the hearing on 8.16.22.

*It is, therefore, ORDERED AND DECREED by the Meridian Street Preservation Commission that the Certificate of Appropriateness for the aforesaid construction is hereby **GRANTED**, to be evidenced solely by this Final Order. This Final Order must be acted upon within 2 years of the hearing date of the Meridian Street Preservation Commission and all aspects must be completed in whole.*

Shannon Norman
Shannon Norman, Chair

August 17, 2021
Date