

## DEVELOPMENTAL VARIANCE CONDITIONS OF APPROVAL

The Munster Board of Zoning Appeals is authorized to hear petitions for developmental standards variances and to approve or deny. The Board of Zoning Appeals may also impose reasonable conditions and restrictions. Indiana Code 36-7-4-918.5 lists the legal criteria for a developmental standards variance:

1. The approval will not be injurious to the public health, safety, morals, and general welfare of the community. Explain why this statement is true in this case:

The proposed tennis court fence height will help keep the balls from leaving the court facility, and the requested stadium lights and color temperatures will provide a well lit facility for the use of the

student athletes and the community members using the courts.

2. The use and value of the area adjacent to the property included in the variance will not be affected in a substantially adverse manner. Explain why this statement is true in this case:

The area adjacent to the courts is a similar outdoor / athletic facility, and will not be adversely affected.

3. The strict application of the terms of the zoning ordinance will result in practical difficulties in the use of the property. Explain why this statement is true in this case:

Tennis court fences are 10' high as standard to keep the balls from leaving the facility due to the nature of how the game is played. Without proper stadium lighting levels and light colors, play on the courts will be more difficult during late afternoon games in the spring and fall.

***Attach additional pages if necessary***