

Owner / Applicant Information

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Project Information

Manley Finish Grading Buiding 3  
370 S Mitthoefer Rd

INDIANAPOLIS IN 46229

County MARION

Project Type New ☐ Addition ☐ Alteration ☐ Existing ☐ Change of Occupancy ☐

Project Status ☐ F F=Filed U or Null=Unfiled

IDHS Issued Correction order? ☐ No Has Violation been Issued? ☐ No

Violation Issued by: NA

Local Building Official

Phone:

Email:

Local Fire Official

Phone:

Email:

### Variance Details

Code Name: Other Code (Not in the list provided)

2014 IFC, Sec. 507.5.1

Conditions:

New building more than 400 feet from a fire hydrant.

Building 3 will be 7,440 square feet and one story tall. It will be used to store landscaping materials, straw mulch, and grass seed. The building will also have a small office.

### DEMONSTRATION THAT PUBLIC HEALTH, SAFETY, AND WELFARE ARE PROTECTED:

1=Non-compliance with the rule will not be adverse to the public health, safety or w

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2= Applicant will undertake alternative actions in lieu of compliance with the rule to ensure that granting of the variance will not be adverse to public health, safety, or welfare. Explain why alternative actions would be adequate (be specific).

Facts:

There are two fire stations less than 3 miles away from the building, one of which has a tanker truck.

There is a detention pond on the property and an existing pond on the property to the south.

The building is located on a five acre lot and is more than 30 feet away from the property line.

The proposed building is hundred of feet from the road and well hidden.

There are no hazardous materials on the property.

Allowing for construction of the building would allow an Indiana business to grow.

### DEMONSTRATION OF UNDUE HARDSHIP OR HISTORICALLY SIGNIFICANT STRUCTURE:

☐

Imposition of the rule would result in an undue hardship (unusual difficulty) because of physical limitations of the construction site or its utility services.

☐

Imposition of the rule would result in an undue hardship (unusual difficulty) because of major operational problems in the use of the building or structure.

☒

Imposition of the rule would result in an undue hardship (unusual difficulty) because of excessive costs of additional or altered construction elements.

☐

Imposition of the rule would prevent the preservation of an architecturally or a historically significant part of the building or structure

Facts:

The estimated cost of installing a hydrant near the building is more than \$150,000.