MERRILLVILLE BOARD OF ZONING APPEALS MINUTES
WEDNESDAY, JUNE 24, 2026
6:30 PM

Chairman Tim Fortier called the meeting to order at 6:30PM and then led the group in the Pledge of Allegiance at the Merrillville Municipal Complex, 7820 Broadway, Merrillville, Indiana.

ROLL CALL:
Members in attendance were Mr. Jeff Swike, Mr. Kristopher Mellon, Mr. Pete Guip, Vice Chairman William Byers, and Chairman Tim Fortier. Staff in attendance were Building Director Sheila Shine and Attorney Ricardo Hall.

MINUTES: MAY 27, 2026
Vice Chairman William Byers made a motion to approve the minutes. The motion was seconded by Mr. Pete Guip.
There was a unanimous voice vote of 5 – 0 to approve the minutes.

COMMUNICATIONS:
NONE

COMMENTS FROM CHAIRMAN
Chairman Tim Fortier proceeded to say I will call each case by the case number and by the name of the petitioner. I will ask that you come forward and state your name and address for the public record. At that time you will have the opportunity to present your case accompanied by any professionals that you may have with you. After that, we will have a Staff Report pertaining to each case presented. We will then have a question and answer period for the Board members. We will then open the floor for comments, not questions from the audience. If you are desirous to speak for or against any petitioner, we ask that you please sign in at the registry located in the center aisle. Public comments will be limited to three minutes. The Board will then render a decision either for or against, ask for a deferral for more information or other reasons which we will state. Or the Board will make no recommendation to the Town Council. Will you please at this time silence any communication devices. Thank you.

OLD BUSINESS
None

NEW BUSINESS

1. **Z6V3-0626** **CHRIS CURTIS PETITIONER AND OWNER**
   Located at 8250 East 95th Place
   Request: Variance From Development Standards from Section 21-77(3)
   On 1.067 Acres in a R-1, Single Family Residential Zoning District
   Purpose: To Allow a Garage Expansion

   Mr. Chris Curtis presented his petition to the Board.

   Building Director Sheila Shine read the staff report.

   The petitioner stated that he will transfer the electricity from the existing garage to the new addition and that new expansion on the garage will be used for his own use and he will not run a business out of the garage.

   There was no public comment.

   Mr. Pete Guip made a motion to approve this petition. Mr. Kristopher Mellon seconded the motion.
   There was a unanimous voice vote of 5 – 0 to approve this petition.

2. Z7E2-0626 SADE CARRASQUILLO PETITIONER & PMRE PROPERTIES, LLC OWNER

Located at 1419 West 61st Avenue
Request: Special Exception Approval from Section 21-136 on 0.275 Acres In a R-2 Single Family Residential Zoning District
Purpose: To Allow a Home for Women and Children

Building Director Sheila Shine read a message from Sade Carrasquillo which reads as follows:
Good morning. I hope that your week is going well. I am reaching out to you to touch base with you regarding the zoning request for the property at 1419 West 61st Avenue. Unfortunately, we will not pursue this property at this time. Upon further investigation we have discovered substantial property damage due to termites and have determined not to take the risk of purchasing the property. We will continue to take a look for another suitable property, and we'll be in touch when that time comes. Thank you for your time and your support in this mission to impact women and children in the community. Best Regards, Sade

OTHER BUSINESS
None

ADJOURNMENT
Vice Chairman William Byers made a motion to adjourn the meeting. The motion was seconded.
There was a unanimous voice vote of 5 – 0 to adjourn the meeting.
The meeting was adjourned at approximately 7:16PM.

Respectfully Submitted,

Marie Wilson,
Recording Secretary