



IDHS VARIANCE DETERMINATIONS REPORT

Variance Determinations issued between June 24, 2025, and July 28, 2025.

Reported at the August 05, 2025 Fire Prevention and Building Safety Commission meeting.

IDHS VARIANCE DETERMINATIONS ISSUED BETWEEN JUNE 24, 2025 AND JULY 28, 2025.

Variance Number	Project Name	County	Code	Section	Action	Reason	Date Order Issued
25-06-40	Wash N' Roll Express Car Wash	Allen	2014 IBC	Table 503	Approved as Submitted		06/26/2025
25-06-41	Emerson Place Apartments	Marion	2014 IBC	714.4.1.2	Approved as Submitted		06/26/2025
25-06-42	Trilogy Health Services dba Aspen Place Health Campus	Decatur	2014 IFC	1030.6	Approved as Submitted		06/26/2025
25-06-43	Pool – Final – Stone Stairway	Floyd	2020 Indiana Residential Code (675 IAC 14-4.4)	R311.7.5.1	Approved as Submitted		06/26/2025
25-06-44	Federal Home Loan Bank of Indianapolis	Marion	NFPA 72 2010	18.5.4	Approved as Submitted		06/26/2025
25-06-45(a)	Lilly IDAP K156	Marion	2007 IN elev code	2.18.5	Approved as Submitted		06/26/2025
25-06-45(b)	Lilly IDAP K156	Marion	2007 IN elev code	2.20.4	Approved as Submitted		06/26/2025
25-06-46	Tri – Township Fire Department	Clark	2014 InBC	1103.1	Approved as Submitted		06/26/2025
25-06-47	Bastian Solutions Headquarters	Hamilton	2010 NFPA 13 Installation of Sprinkler Systems (675 IAC 28-1-5)	8.12.5.3.2	Approved as Submitted		06/26/2025
25-06-48	KIPP Indy: IPS 110	Marion	2014 IBC	1018.4, 1016.2	Withdrawn		06/26/2025
25-06-49	Indiana Wesleyan University – I Am Third Arena	Grant	InBC 2014	706.8	Approved as Submitted		06/30/2025

IDHS Variance Determinations Report
Determinations Issued Between June 24, 2025, and July 28, 2025

25-06-50	Swope Art Museum	Vigo	2014 InBC	1022.4	Approved as Submitted		06/30/2025
25-06-51	Bridges Flats Buildings 2 & 4 661 – 671 & 637 – 647	Marion	2014 IBC	705.8	Approved as Submitted		06/30/2025
25-06-52	Purdue University Academic Success Building	Marion	2014 IBC	716.5.3	Approved as Submitted		06/30/2025
25-06-53	ISM Community Hall Addition	St Joseph	2012 IPC	405.3.2	Approved as Submitted		06/30/2025
25-06-54	Indiana Oxygen Building – LL & First Floor	Marion	2014 InBC	1004.1.2	Approved as Submitted		06/30/2025
25-06-55	Hub Bloomington	Monroe	2014 IBC	714.4.1.2 Exception 7	Approved as Submitted		06/30/2025
25-06-56(a)	Varsity View Mixed – Use Development	St Joseph	2014 IBC	510.2, Condition 7	Approved as Submitted		07/02/2025
25-06-56(b)	Varsity View Mixed – Use Development	St Joseph	2014 IBC	Table 705.8	Approved as Submitted		07/02/2025
25-06-57	Life Skills Autism Academy	Marion	2014 IBC	Table 2902.1	Approved as Submitted		07/02/2025
25-06-58	Aluminum Insights North Addition	Kosciusko	2014 IBC	507.3	Approved as Submitted		07/02/2025
25-06-59	SHIV Real Estate 44 LLC	Johnson	2014 IMC	918.6	Approved as Submitted		07/02/2025
25-06-60	UND Southeast Geothermal Plant	St Joseph	2010 NFPA 13 Installation of Sprinkler Systems (675 IAC 28-1-5)	8.1.1	Approved as Submitted		07/02/2025
25-06-61	St. Henry Community Center	Dubois	2014 IBC	903.2.1.2	Approved as Submitted		07/02/2025
25-06-62	Renovations to Bila Solar	Marion	2014 InBC	1109.2	Approved as Submitted		07/02/2025
25-06-63	18 Indiana Renovations	Porter	1021.2	3412.6.11	Approved as Submitted		07/02/2025
25-06-64	SHIV Real Estate 44 LLC	Johnson	2014 IBC	1003.3.1	Approved as Submitted		07/02/2025

IDHS Variance Determinations Report
Determinations Issued Between June 24, 2025, and July 28, 2025

25-06-65	Lilly Corporate Center Buildings M73 and M98	Marion	2014 IBC	1008.3	Approved as Submitted		07/02/2025
25-06-66	Lilly Technology Center North Building K301	Marion	2014 IBC	1008.3	Approved as Submitted		07/02/2025
25-06-67	Lilly Technology Center South Buildings K140 and K169	Marion	2014 IBC	1008.3	Approved as Submitted		07/02/2025
25-06-68	Kirby Risk	Marion	2010 NFPA 13 Installation of Sprinkler Systems (675 IAC 28-1-5)	8.17.5.1.1.1	Approved as Submitted		07/02/2025
25-06-69	First Presbyterian Church	Miami	2009 ADA A117.1	407.2.1.3	Approved as Submitted		07/02/2025
25-06-70	IMPD – Mounted Patrol HQ	Marion	ICC A117.1 2009	601.1	Denied	Applicant has not demonstrated undo hardship. Applicant has not demonstrated that non-compliance with the rule will not be adverse to the public health, safety, or welfare.	07/02/2025
25-06-71	CubeSmart Self-Storage Tenant Conversion	Grant	2014 IBC	507.3	Approved as Submitted		07/07/2025
25-06-72	Brownsburg High School	Hendricks	2014 IBC	1028.9 404.5, ICC300	Approved as Submitted		07/08/2025
25-06-73	Buckingham at Shortee's	Marion	2009 Indiana Electrical Code (675 IAC 17-1.8)	210.52(C)(5)	Approved as Submitted		07/08/2025
25-07-01	Day&Deremiah-Frye Funeral Home	Monroe	A17.1 1996	211.3	Approved as Submitted		07/15/2025
25-07-02	Wells Community Pool	Wells	2010 ISPC	Rule 2 Section 27(c)	Approved as Submitted		07/15/2025
25-07-03	Neidiffer	Floyd	2020 IRC	E3901.4.1	Approved as Submitted		07/15/2025
25-07-04(a)	Whiteland High School Phase 3	Johnson	2014 IBC	1016.2	Approved as Submitted		07/15/2025
25-07-04(b)	Whiteland High School Phase 3	Johnson	2010 Indiana Energy Conservation Code (675 IAC 19-4)	5.7	Approved as Submitted		07/15/2025
25-07-05	District Flats	Howard	2014 IBC	714.4.1.2	Approved as Submitted		07/15/2025

IDHS Variance Determinations Report
Determinations Issued Between June 24, 2025, and July 28, 2025

25-07-06	Halal Grocery – North Addition	Allen	2010 Indiana Energy Conservation Code (675 IAC 19-4)	5.4.3.4	Approved as Submitted		07/15/2025
25-07-07	IEC-3 – Building 1 through 9	St Joseph	2014 Indiana Mechanical Code	1104.3.2	Approved as Submitted		07/16/2025
25-07-08	Storage Building	Lake	2014 IBC	TABLE 307.1(1)	Not Approved	Applicant has not demonstrated that non-compliance with the rule will not be adverse to the public health, safety, or welfare.	07/16/2025
25-07-09	Modernfold Office	Hancock	2010 NFPA 13	8.7.4.1.1.1	Approved as Submitted		07/16/2025
25-07-10(a)	Aspire Indiana Progress House Renovations	Marion	2009 ANSI A117.1	608.5	Not Approved	Applicant has not demonstrated undo hardship as there are other solutions available and easily found.	07/16/2025
25-07-10(b)	Aspire Indiana Progress House Renovations	Marion	2009 ANSI A117.1	604.3.1	Approved as Submitted		07/16/2025
25-07-10(c)	Aspire Indiana Progress House Renovations	Marion	2009 ANSI A117.1	609.3 Spacing	Approved as Submitted		07/16/2025
25-07-11(a)	K100N Recapitalization	Marion	2007 IN elev code	2.18.5	Approved as Submitted		07/17/2025
25-07-11(b)	K100N Recapitalization	Marion	2007 IN elev code	2.20.4	Approved as Submitted		07/17/2025
25-07-12(a)	Crossing	Hendricks	2014 InBC	1007.8	Approved as Submitted		07/17/2025
25-07-12(b)	Crossing	Hendricks	2014 InMC	1102.2	Approved as Submitted		07/17/2025
25-07-13(a)	Easton Grey	Hendricks	2014 InBC	1007.8	Approved as Submitted		07/17/2025
25-07-13(b)	Easton Grey	Hendricks	2014 InBC	1022.5	Approved as Submitted		07/17/2025
25-07-13(c)	Easton Grey	Hendricks	2014 InMC	1102.2	Approved as Submitted		07/17/2025
25-07-14	Linde Advanced Surface Technologies	Marion	2014 IBC	507.3	Approved as Submitted		07/18/2025

IDHS Variance Determinations Report
Determinations Issued Between June 24, 2025, and July 28, 2025

25-07-15	RaceTrac #1654 Schuyler TC	Tippecanoe	2010 Indiana Energy Conservation Code (675 IAC 19-4)	5.4.3.4	Approved as Submitted		07/18/2025
25-07-16	Rea Magnet Wire Open Storage Building	Tippecanoe	2014 IBC	706.1	Approved as Submitted		07/21/2025
25-07-17	Holy Cross Lutheran Church and School Addition & Renovation	Allen	2014 IBC	706.1	Approved as Submitted		07/21/2025
25-07-18	The Standard at W. Lafayette	Tippecanoe	2014 IMC	1104.3.2	Approved as Submitted		07/21/2025
25-07-19	Classroom Door Locks and Window Film	Greene	2014 IBC	1008.1.9	Withdrawn		07/22/2025
25-07-20	New Convenience Store / Gas Station	Marion	Indiana Energy Conservation Code (675 IAC 19-3)	ASHRAE 90.1 2007 Ed. 5.4.3.4	Approved as Submitted		07/22/2025
25-07-21(a)	ZCS Early Learning Ctr & Educational Services	Boone	2014 InBC	2902.2	Approved as Submitted		07/22/2025
25-07-21(b)	ZCS Early Learning Ctr & Educational Services	Boone	2012 Indiana Plumbing Cod, (675 IAC 16-1.4)	405.3.2	Approved as Submitted		07/22/2025
25-07-22(a)	Department of Public Works Salt Barn	Marion	2014 IBC	903.2.11.1	Approved as Submitted		07/22/2025
25-07-22(b)	Department of Public Works Salt Barn	Marion	2014 IBC	Table 1021.2(2)	Approved as Submitted		07/22/2025
25-07-23	Citizens Energy White River North WTP Expansion	Hamilton	2014 IBC	903.2.5	Approved as Submitted		07/22/2025
25-07-24(a)	Tippmann Headquarters	Allen	2014 IBC	1007.8	Approved as Submitted		07/22/2025
25-07-24(b)	Tippmann Headquarters	Allen	2014 IBC	716.5	Approved as Submitted		07/22/2025
25-07-24(c)	Tippmann Headquarters	Allen	2014 IBC	1015.1	Approved as Submitted		07/22/2025
25-07-25(a)	JW Marriot Restaurant Renovation	Marion	2014 IBC	1008.1.4.1	Approved as Submitted		07/22/2025
25-07-25(b)	JW Marriot Restaurant Renovation	Marion	2014 IMC	507.9	Approved as Submitted		07/22/2025

IDHS Variance Determinations Report
Determinations Issued Between June 24, 2025, and July 28, 2025

25-07-26	Tippecanoe County Government Cary Home for Girls	Tippecanoe	2014 IFC	903.2.8.1	No Variance Required	Building is compliant with 2005 Indiana Residential Code.	07/22/2025
25-07-27	Wild Air Multifamily (Lounge Pool)	Boone	2010 ISPC	20-2- 17(b)(3)	Approved as Submitted		07/23/2025
25-07-28	Wild Air Multifamily (Main Pool)	Boone	675 IAC	20-2- 17(b)(3)	Approved as Submitted		07/23/2025
25-07-29	Richmond Multi-Family	Wayne	2014 IBC	1008.1.9.7	Approved as Submitted		07/23/2025
25-07-30(a)	Bowdies Chophouse	Boone	2014 IBC	1014.2	Approved as Submitted		07/24/2025
25-07-30(b)	Bowdies Chophouse	Boone	2010 Indiana Energy Conservation Code (675 IAC 19-4)	5.4.3.4	Approved as Submitted		07/24/2025
25-07-31	Citizens Park Apartments	Marion	2014 IMC	1102.2	Approved as Submitted		07/24/2025
25-07-32	Broadway Park Apartments	Marion	2014 IMC	1102.2	Approved as Submitted		07/24/2025

Please be aware, this report is for informational purposes only. For official records of determinations, please refer to the variance database located here: <https://oas.dhs.in.gov/dfbs/variance/start.do?method=viewApplications>. Determinations contained in this report may not be final and are subject to modification./