

AGENDA

ELKHART COUNTY BOARD OF ZONING APPEALS HEARING OFFICER

JANUARY 14, 2026
9:00 A.M.

PUBLIC SERVICES BUILDING
MEETING ROOMS A & B
4230 ELKHART ROAD, GOSHEN, INDIANA

Call to Order

Elkhart County Development Ordinance and Staff Report materials are to be entered as evidence for today's hearings.

DEVELOPMENTAL VARIANCES

9:00 A.M.

- A. Petitioner: ***Joshua Showalter*** (Page 1)
Petition: for a Developmental Variance to allow for the total square footage of accessory structures to exceed that allowed by right and for a 33 ft. Developmental Variance (Ordinance requires 75 ft.) to allow for an existing residence 42 ft. from the centerline of the right-of-way.
Location: South side of CR 38, 2,315 ft. East of CR 11, common address of 24584 CR 38 in Harrison Township, zoned A-1. DV-0764-2025
- B. Petitioner: ***Ricky A. Schraw & Kelly Schraw, Husband & Wife*** (Page 2)
Petition: for a 5 ft. Developmental Variance (Ordinance requires 10 ft.) to allow for the construction of an addition to a residence 5 ft. from the south side property line.
Location: Northeast side of Pepperwood Ln., 615 ft. East of Timberwood Ln., common address of 22329 Pepperwood Ln. in Concord Township, zoned R-1. DV-0772-2025

MOBILE HOME SPECIAL USE/DEVELOPMENTAL VARIANCE

- C. Petitioner: ***Timothy C. Miller & Tiffany N. Miller, Husband & Wife*** (Page 3)
Petition: for a Special Use to allow for the placement of a mobile home, for a Developmental Variance to allow for the placement of a mobile home within 300 ft. of a residence, and for a 152 sq. ft. Developmental Variance (Ordinance allows 1,000 sq. ft.) to allow for an accessory dwelling 1,152 sq. ft. in size.
Location: North side of CR 34, 1,300 ft. West of CR 29, common address of 17025 CR 34 in Elkhart Township, zoned A-1. SUP-0769-2025