

AGENDA

ELKHART COUNTY BOARD OF ZONING APPEALS

APRIL 20, 2023

9:00 A.M.

ADMINISTRATION BUILDING
MEETING ROOMS 104, 106, & 108
117 N. 2nd STREET, GOSHEN, INDIANA

Call to Order

Roll Call

Approval of Minutes of the last regular meeting of the Elkhart County Board of Zoning Appeals held on the 16th day of March 2023.

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

SPECIAL USES

9:00 A.M.

(CRAMER)

- A. Petitioner: ***Juan C. Echevarria*** (Page 10)
Petition: for a Special Use for a home workshop/business for a food truck commissary.
Location: Southwest corner of Janiper Dr. & CR 15, common address of 23020 Janiper Dr. in Concord Township, zoned R-1. SUP-0076-2023
- B. Petitioner: ***AMMF Trustee Corporation (Land Contract Holder) & Kevin L. Hochstetler (Land Contract Purchaser)*** (Page 11)
Petition: for a Special Use for warehousing and storage of excavating equipment.
Location: West side of CR 9, 1,960 ft. North of CR 52, in Union Township, zoned A-1. SUP-0111-2023
- C. Petitioner: ***Middlebury Community Schools*** (Page 12)
Petition: for an Amendment to an existing Special Use for a school to allow for a new gymnasium and auxiliary gymnasium.
Location: Northeast corner of CR 35 & US 20, common address of 56779 Northridge Dr. in Middlebury Township, zoned A-1. SUP-0118-2023
- D. Petitioner: ***Zachary M. Beaver & Lauren M. Tavernier, Husband & Wife*** (Page 13)
Petition: for a Special Use for a home workshop/business for a landscaping business.
Location: North side of Heaton Vista, 1,550 ft. West of CR 15, common address of 22799 Heaton Vista in Osolo Township, zoned R-2. SUP-0094-2023

9:30 A.M. (HESSER)

- E. Petitioner: ***Edgar Rodriguez*** **(Page 14)**
Petition: for a Special Use for an agricultural use for the keeping of animals on a tract of land containing less than 3 acres.
Location: West side of CR 9, West end of CR 22, common address of 58975 CR 9 in Concord Township, zoned R-1. SUP-0090-2023
- F. Petitioner: ***Stephen A. Nauman & Ruth A. Nauman, Husband & Wife*** **(Page 15)**
Petition: for a Special Use for a ground-mounted solar array.
Location: South side of CR 126, 1,430 ft. West of CR 19, common address of 20808 CR 126 in Jefferson Township, zoned A-1. SUP-0120-2023
- G. Petitioner: ***Brubacher Holdings, LLC*** **(Page 16)**
Petition: for a Special Use for resource extraction.
Location: South side of CR 38, East side of CR 15, 3,200 ft. East of SR 19, in Harrison Township, zoned A-1. SUP-0135-2023

STAFF/BOARD ITEMS (*time of review at the discretion of the Board of Zoning Appeals*)

ADJOURNMENT

The Elkhart County Board of Zoning Appeals is meeting on Thursday April 20, 2023, at **9:00am** in Rooms 104, 106, & 108 of the Administration Building, Goshen, Indiana. Pursuant to advice of the Indiana Public Access Counselor, general public comment will not be permitted at this public meeting on non-public hearing matters. To the extent you wish to make comment remotely during any public hearings scheduled during this public meeting, please call (574) 971-4678 to learn how to remotely submit your public comment for the public hearing. The public is encouraged to attend the meeting remotely by going to www.elkhartcountyparticipatoryplanninganddevelopment.com at **9:00am** on April 20, 2023. If you have further questions regarding how to remotely attend the public meeting please call (574) 971-4678. <https://elkhartcountyin.webex.com/elkhartcountyin/j.php?MTID=mbb02709b73824cc9d67f2b786f288815>