



**SPECIAL USES/ DEVELOPMENTAL VARIANCES**

D. Petitioner: ***Joseph L. Miller & Marilyn Miller, Husband & Wife*** (Page 12)  
Petition: for a Special Use for a home workshop/business for a construction business and for a Developmental Variance to allow for 20 outside employees (Ordinance allows 2).  
Location: East side SR 13, 1,745 ft. North of CR 44, common address of 67608 SR 13 in Benton Township, zoned A-1. SUP-0418-2023

**9:30 A.M. (NORMAN)**

E. Petitioner: ***Roberto Barrera Zuniga & Isabel P. Arizpe Martinez, Husband & Wife*** (Page 13)  
Petition: for a Special Use for an agricultural use for the keeping of animals on a tract of land containing less than 3 acres, for a 6 ft. Developmental Variance (Ordinance requires 10 ft.) to allow for an existing shed and chicken coops 4 ft. from the rear property line, for a 2 ft. Developmental Variance (Ordinance requires 5 ft.) to allow for an existing chicken coop 3 ft. from the north side property line, for a Developmental Variance to allow for the total square footage of accessory structures to exceed that allowed by right, and for a 1 ft. Developmental Variance (Ordinance requires 5 ft.) to allow for an existing chicken coop 4 ft. from the south side property line.  
Location: East side of CR 27, 550 ft. South of CR 40, common address of 66102 CR 27 in Elkhart Township, zoned A-1. SUP-0473-2023

F. Petitioner: ***Jay Risser & Amber Risser*** (Page 14)  
Petition: for a Special Use for a home workshop/business for a dog grooming business and for a Developmental Variance to allow for the total square footage of accessory structures to exceed that allowed by right.  
Location: Southeast corner of Kay Blvd. & Pleasant View Dr., 1,020 ft. North of CR 26, common address of 59808 Kay Blvd. in Concord Township, zoned A-1. SUP-0480-2023

G. Petitioner: ***Cristina Giles & Evan Giles, Husband & Wife*** (Page 15)  
Petition: for an Amendment to an existing Special Use for a home workshop/business for a carpentry/home improvement business to allow for an addition to the existing building and for a Developmental Variance to allow for the total square footage of accessory structures to exceed that allowed by right.  
Location: Northwest side of Glenmoor St., 370 ft. Northeast of Doner Ct., common address of 52933 Glenmoor St. in Cleveland Township, zoned A-1. SUP-0477-2023

H. Petitioner: ***Gerald L. Borkholder & Ida Jean Borkholder, Husband & Wife*** (Page 16)  
Petition: for an Amendment to an existing Special Use for a home workshop/business for a woodworking business to allow for an addition to the shop, for a Developmental Variance to allow for the total square footage of accessory structures to exceed that allowed by right, and for a Developmental Variance to allow for 5 outside employees (Ordinance allows 2).  
Location: East side of CR 7, 1,700 ft. North of CR 52, common address of 71200 CR 7 in Union Township, zoned A-1. SUP-0487-2023

**USE VARIANCE / DEVELOPMENTAL VARIANCE** (10:00 A.M.) (HESSER)

I. Petitioner: ***Isaac Mendoza Rodriguez*** (Page 17)  
Petition: for a Use Variance for a mobile home and for a Developmental Variance to allow for the placement of a mobile home within 300 ft. of a residence.  
Location: West side of CR 13 (Lewis Ave.), 1,630 ft. South of CR 18, common address of 57839 CR 13 in Concord Township, zoned R-1. SUP-0486-2023

**DEVELOPMENTAL VARIANCE**

J. Petitioner: ***Peter J. Kareus & Melanie R. Mason, Husband & Wife*** (Page 18)  
Petition: for a 25 ft. Developmental Variance (Ordinance requires 50 ft.) to allow for the construction of an accessory structure 25 ft. from the centerline of the right-of-way of Idlewild Ave.  
Location: Northwest corner of Newman St. & Idlewild Ave., common address of 57773 Newman St. in Concord Township, zoned R-2. DV-0479-2023

**SHOW CAUSE**

K. Petitioner: ***Maria Calderon (Buyer) and Larry Raines (Seller)*** (Page 19)  
Petition: for a requested rescission of an auto salvage business for failure to comply with the condition(s) and/or commitment(s) imposed by the Board of Zoning Appeals.  
Location: Northwest corner of Riley Ave and Morgan Street, common address of 58027 Riley Ave in Baugo Township. SUP-0231-2016

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

- BZA training from the Indiana American Planning Association on August 24, 2023, from 3-5 p.m. at City Hall in Elkhart.

**ADJOURNMENT**

The Elkhart County Board of Zoning Appeals is meeting on Thursday August 17, 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.elkhartcountyplanninganddevelopment.com](http://www.elkhartcountyplanninganddevelopment.com) at **9:00am** on August 17, 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>