

NOTICE OF PUBLIC HEARINGS

Notice is hereby given that public hearings will be held before the Goshen Plan Commission for the City of Goshen, Indiana, at 4:00 pm on the 21st day of March 2017 in the Council Chambers, Police and Courts Building, 111 East Jefferson Street, Goshen, Indiana. The public hearings will begin at 4:00 pm.

MAJOR COMMERCIAL SUBDIVISION, PRIMARY APPROVAL

Petitioner: The City of Goshen and Abonmarche
Petition: Primary approval of a two-lot major commercial subdivision
Location: One tax parcel, containing \pm 1.381 acres, generally located at 315 W Washington Street and zoned Commercial B-2 District

ZONING ORDINANCE TEXT AMENDMENT

Petitioner: Goshen City Plan Commission
Petition: A text amendment to the Goshen Zoning Ordinance, Ordinance 3011, to make routine corrections and edits, and to make updates to clarify solar energy system review, to review maximum accessory height in relation to the height of the primary building in certain districts, to allow outside display in the B-2 District, to address a discrepancy for outside storage adjacent to residential use/zoning in the M-1 District, to remove Board of Zoning Appeals (BZA) review of routine development in the regulatory floodplain, to allow parking of recreational vehicles, boats and boat trailers behind the front line of a residential dwelling, to address a discrepancy for parking calculations, to review residential detached accessory building area in relation to the building footprint of the residential dwelling, to update the conditional use for child care centers to allow in all zoning districts, to address a discrepancy in required child care center parking, to update the conditional use for parks, playgrounds, tot lots and golf courses to allow in all zoning districts, to clarify repair shop requirements, and to update BZA variance procedures based on state statute language

Copies of the proposals are on file for examination before the hearing during normal working hours of the Goshen City Planning Department, at 204 E. Jefferson Street, Suite 4, Goshen. The Plan Commission will consider all written objections to the proposal that are filed with the Plan Commission Secretary at the Goshen City Planning Department before the hearing, and all interested parties will be given the opportunity to comment on the proposals at the public hearing. The hearing may be continued from time to time as may be found necessary by the Plan Commission.