

*Agenda*  
GOSHEN BOARD OF ZONING APPEALS  
Tuesday, November 27, 2018, 4:00 p.m.  
Council Chambers, 111 E. Jefferson Street  
Goshen, Indiana

**\*\*Please turn off all cell phones. \*\***

- I.** Roll Call
- II.** Approval of Minutes from 10/23/18
- III.** Filing of Zoning/Subdivision Ordinances and Official Staff Reports into Record
- IV.** Postponements/Withdrawals - any person having business to come before the Board may request postponement or withdrawal at this time.
- V.** **Developmental Variances** – public hearing items
  - 18-26DV** – RC Holdings, LLC (property owner), and Granite Ridge Builders (agent), request a developmental variance to allow a (south) side building setback of 3.76’ where 6’ is required and a (north) side building setback of 4’ where 6’ is required for the construction of a new single-family home. The subject property is generally located at 1340 Sand Hills Point and is zoned Residential R-3 PUD.
  - 18-27DV** – Schrock Homes, Inc., requests a developmental variance to allow a 36 SF illuminated monument sign, 10’ in height, where a monument sign, limited to 32 SF in area, is permitted by the Clover Trails Agreement in Lieu of Annexation, Instrument #95 008159, and where sign illumination is prohibited in the R-1 District. The proposed sign will replace an existing sign that is located in the median of Mintcrest Drive at the Plymouth Avenue entrance of Clover Trails subdivision. The location is zoned Residential R-1 District.
- VI.** Audience Items
- VII.** Staff/Board Items
  - 18-14DV – 2703 College Ave, Request for Six Month Extension from 12/26/18 to 6/26/19*
- VIII.** Adjournment