

Agenda
GOSHEN BOARD OF ZONING APPEALS
Tuesday, June 28, 2022, 4:00 p.m.
Council Chambers, 111 E. Jefferson Street
Goshen, Indiana

- I. Roll Call
- II. Approval of Minutes from 5/24/22
- 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. **Use & Developmental Variances**– public hearing items
 - 22-06UV** – Lavern & Josephine Miller Family Limited Partnership and Linda Hershberger request a use variance to allow a variety store where the use is permitted in the Commercial B-2, B-3, and B-4 Districts. The subject property is generally located at 2418, 2420, & 2422 Dierdorff Road and is zoned Industrial M-1 District.
 - 22-17DV** – Peter Shenk Koontz & Kelly Shenk Koontz and Dana Miller Building Solutions, Inc. request a developmental variance to allow a 3’ front (east) building setback where 25’ is required for a new front porch. The subject property is generally located at 507 S 7th Street and is zoned Residential R-1 District.
 - 22-18DV** – Troyer Carpets, Inc. and Signtech Sign Services request a developmental variance to allow the reduction of the area of an existing illuminated freestanding sign from 96 SF to 81 Sf where structural modifications to nonconforming signs is not permitted and to allow a 20 SF electronic message center to be added where electronic message centers are not permitted to be added to nonconforming signs. The subject property is generally located at 926 & 928 E Lincoln Avenue and is zoned Industrial M-1 District.
- VI. Audience Items
- VII. Staff/Board Items
 - 502 River Race Drive – request to modify conditions of 21-11DV
- VIII. Adjournment