

NOTICE OF PUBLIC HEARINGS

Notice is hereby given that public hearings will be held before the Goshen Board of Zoning Appeals for the City of Goshen, Indiana, on the 27th day of June 2023, in the Council Chambers, Police and Courts Building, 111 East Jefferson Street, Goshen, Indiana. The public hearings will begin at 4:00 pm and will proceed in the order listed.

USE & DEVELOPMENTAL VARIANCES

- Petitioner: Maple City Health Care Center, Inc.
Petition: Developmental variance to allow an illuminated freestanding sign approximately 15 SF in area and 4' in height where only ground signs not exceeding 3' in height and 8 SF in aggregate area are permitted
Location: 213 & 215 Middlebury Street, includes six tax parcels and two parking lots, and zoned Residential R-1 District
- Petitioner: Cassandra A Beachy & Christopher K Beachy and Ken Beachy
Petition: Developmental variance to allow two primary buildings where only one is permitted for the construction of an approximately 714 Sf detached garage and dwelling unit in addition to an existing home
Location: 511 S Winter Avenue and zoned Residential R-2 District
- Petitioner: James B Shenk & Rachel A Shenk
Petition: Developmental variance to allow a front building setback of 5' from Cottage Avenue where 25' is required and a side (south) building setback of 1' where 5' is required for the construction of an approximately 440 SF detached garage.
Location: 606 S 7th Street and zoned Residential R-1 District
- Petitioner: Michael Thompson
Petition: Use variance to allow an event center (auditorium) where auditoriums are a permitted use in the Commercial B-2 & B-3 districts and Industrial M-1 & M-2 districts
Location: 1001 & 1003 N Main Street and zoned Commercial B-1 District
- Petitioner: Loupa's Enterprise, LLC, Robert Keim, and Turkey Creek Construction
Petition: Developmental variance for a side (north) building setback of 5' where 8' is required for an approximately 1,088 SF second story expansion
Location: 819 Lincolnway East and zoned Residential R-1 District