

*Agenda*  
GOSHEN BOARD OF ZONING APPEALS  
Tuesday, September 24, 2019, 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 8/27/19
- 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
  - 19-05UV & 19-26DV** – Mateer Rempel Properties, LLC, requests an amendment to 04-10UV and 04-23DV to allow a total of 6 offices and 8 employees where 2 offices and 5 employees are permitted, and to allow 6 parking spaces where 10 are required. The subject property is generally located at 113 E Madison Street and is zoned Residential R-3 District.
  - 19-06UV** – Crimson Rental Group, LLC, and Happy Tails Dog Grooming request a use variance to allow permanent approval of 17-10UV, to permit a kennel with outside run with setbacks of 0' (north) where 100' is required, 8' (west) where 300' is required, and 25' (south) where 300' is required for the outside run; and 15' (north) where 100' is required, 63' (west) where 300' is required, and 45' (south) where 300' is required for the building, not meeting the Conditional Use setback requirements of 100' (to adjacent non-residential property lines) and 300' (residential zoning district boundaries). The subject property is generally located at 1503 Fairfield Avenue and is zoned Commercial B-3 District.
  - 19-27DV** –DH Properties, LLC, and Mid-States Construction, Inc., request developmental variances to allow a 79' (west) side building setback, where 100' is required adjacent to residential use or zoning, for a 3,000 sf building addition, and to allow the property to be served with an existing septic system where hookup to City sewer is required. The subject property is generally located at 2301 W Wilden Avenue and is zoned Industrial M-1 District.
- VI. Audience Items
- VII. Staff/Board Items  
313 ½ N 8<sup>th</sup> Street, Commitment Termination Request
- VIII. Adjournment