



June 9, 2025 8:30 A.M. Multi-Purpose Room

Kosciusko County Board of Zoning Appeals Hearing Officer

## A G E N D A

**Continuance of Case No. Var – 2025-97 – Jeffrey Katzer** – Petition for a Variance which would permit allowing a pond to remain 70 feet from the east property when Ordinance requires 200 feet to adjacent properties. The property is located on the northwest side of Levi Lee Road and 2091 feet southwest of County Road 100 East in Plain Township. (690E Levi Lee Rd)

**Continuance of Case No. Var – 2025-116 – Jason McGlennen** - Petition for a Variance which would permit allowing an open porch to be reconstructed 11 feet from the west right-of-way and 12 feet from the south right-of-way. The property is located on the north side of Wells Street and 0 feet east of State Road 15 in Lake Township. (302 N Jefferson St)

**Case No. Var – 2025-120 – Diane Tulloh** - Petition for a Variance which would permit allowing residence addition (extension of deck 2 feet) constructed at 32 feet from the water's edge. The property is located on the northeast side of Koher Road South and 330 feet east of Nordman Drive in Turkey Creek Township. (9064 E Koher Rd S)

**Case No. Var – 2025-121 – Derek & Jennifer Mast** - Petition for a Variance which would permit allowing a pond to remain at 60 feet from the north property line & 120 feet from the rear property line (ordinance requires 200' to ag property). The property is located on the east side of County Road 1000 West and 2386 feet north of State Road 19 in Scott Township. (9462 N 1000 W)

**Case No. Var – 2025-123 – Steve Jackson** - Petition for a Variance which would permit allowing an awning to remain 34 inches to adjacent mobile home & 28.7 feet from the water's edge. The property is located on the north side of Backwater Road and 142 feet east of EMS W25 Lane in Tippecanoe Township. (9018 E Backwater Rd)

**Case No. Var – 2025-124 – Abigail Sanger** - Petition for a Variance which would permit allowing a deck to remain as constructed (previous owner) 4.3 feet from the south access easement. The property is located on the south side of Hatchery Road and 879 feet east of County Road 850 East in Turkey Creek Township. (8687 E Hatchery Rd)

**Case No. Var – 2025-125 - Abigail Sanger** - Petition for a Variance which would permit allowing a 6 foot tall fence to remain as placed by previous owner. The property is located on the south side of Hatchery Road and 879 feet east of County Road 850 East in Turkey Creek Township. (8687 E Hatchery Rd)

**Case No. Var – 2025-128 – Thomas Jachim** - Petition for a Variance which would permit the construction of a 24 x 26 garage 13'9" from the right-of-way of the road and 8 feet from the side property line. The property is located on the east side Oak Street and 0 feet north of a No-Name Road in Wayne Township. (3210 S Oak St)

**Case No. Var – 2025-131 – Joseph Martin** - Petition for a Variance which would permit the construction of a detached garage 17 feet from the north road right-of-way. The property is located on the east side of East Street and 148 feet south of South Street in Tippecanoe Township. (317 S East St)

**Case No. Var – 2025-132 – Heidi Orr** - Petition for a Variance which would permit the placement of a new residence 27 feet from the water's edge. The property is located on the north side of EMS B8 Lane and 1000 feet west of State Road 13 in Tippecanoe Township. (94 EMS B8 Ln)

**Case No. Var – 2025-133 - Heidi Orr** - Petition for a Variance which would permit the placement of an accessory building 28 feet from the water's edge. The property is located on the north side of EMS B8 Lane and 1000 feet west of State Road 13 in Tippecanoe Township. (94 EMS B8 Ln)

**Case No. Var – 2025-135 – Larry & Stella Hollingsworth** - Petition for a Variance which would permit allowing the construction of a residence addition 12 feet from the right-of-way of the road (staying in line with existing house). The property is located on the south side of Huntington Street and 210 feet east of East Street in Tippecanoe Township. (321 E Huntington)

**Case No. Var – 2025-136 – Suzanne Nixon** - Petition for a Variance which would permit allowing an existing open porch to be screened in & doors installed 7 feet from an Interior Road. The property is located on the north side of EMS B15 Lane and 0 feet west of State Road 13 in Tippecanoe Township. (56 EMS B15 LN)

**Case No. Var – 2025-137 – Ben Johnson** - Petition for a Variance which would permit allowing a 12 x 16 shed to remain as placed by previous owner 8’9” from the side property line. The property is located on the south side of Rivercrest Drive and 0 feet west of Walnut Creek Blvd in Wayne Township. (1301 Rivercrest Dr)

**Case No. Ex – 2025-52 – Brandon & Stephanie Cloud** – Petition for an Exception for the purpose of allowing a Home Based Business (Sales & Service of Pressure Washers & Waste Oil Heaters) in an Agricultural District. The property is located on the north side of County Road 650 South and 0 feet east of County Road 650 East in Monroe Township. (6660 E 650 S)

**Case No. Var – 2025-141 – Brandon Bontrager** - Petition for a Variance which would permit allowing stairs that are wide than 5 feet to remain 16.75 feet from the water’s edge & 14. 5 feet from the right-of-way of the road. The property is located on the west side of 2nd Street and 190 feet north of Armstrong Road in Plain Township. (5989 N 2<sup>nd</sup> St)