

Wabash County Board of Zoning Appeals Notice of Public Hearing

Notice is hereby given of a public hearing before the Wabash County Board of Zoning Appeals on the 28th day of July 2026 at 7:00 p.m. in the Wabash County Commissioner's Meeting Room, second floor of the Wabash County Courthouse, Wabash, Indiana.

The purpose of the hearing is to consider the following applications:

Application #VAR-26-019 – Water Wheel Express LLC - Owner Shane Flora

Requesting variances from the development standards to place a residential structure closer to a Confined Feeding Operation than required, to place an off-site water well within the required setback of a Confined Feeding Operation, and to allow a residential structure to be built in an AG1 zoning district without first gaining the allowed points thru the Factor Point System. Property affected: PT NE 1/4 4-28-7 20.00 AC Also known as: E State Road 16, Urbana, Indiana

Application #SE-26-003 – Shawn Renz

Requesting a special exception to place a manufactured home on a 4-foot crawl space in a RL2, non-lakefront zoning district. Property affected: SANDY BEACH EST SEC 2 BLK D LOTS 174, 175, 176, 177, & 178 Also known as: 8 N Vacation Way, North Manchester, Indiana

Application #VAR-26-027 – John & Margaret Pontius

Requesting a variance to build a garage less than the required setback from a secondary roadway in an A2 zoning district. Property affected: PT NW1/4 25-30-5 1.13AC Also known as: 13555 N 700 W, Silver Lake, Indiana

Application #VAR-26-028 – Brian & Cheryl Ridgeway

Requesting a variance from the subdivision ordinance to allow a parcel split of approximately 3.5 acres on the east side of the subject property less than 5 years from the most recent parcel split of less than 20 acres. Property affected: PT NE1/4 NE1/4 4-26-7 8AC Also known as: 2867 E St Rd 124, Wabash, Indiana

Application #VAR-26-029 – Heather & Jerome Malott

Requesting a variance from the subdivision ordinance to allow multiple parcel splits of less than 20 acres from the subject property within a five-year period. Property affected: NE PT SW 1/4 & NW PT SE 1/4 13-26-6 40.78 AC Also known as: 457 W 850 S Wabash, Indiana

Application #VAR-26-030 – Michael & Susan Scamihorn

Requesting a variance from the development standards to create a property line closer to an existing pond than permitted by zoning ordinance. Property affected: PT N Pt SW 24-27-7 10A Also known as: 5537 E 350 S Wabash, Indiana

Application #VAR-26-031 – Lazy E, LLC

Requesting a variance from the development standards to place a structure closer to the South and East property line than permitted by zoning ordinance in an A1 zoning district. Property affected: PT E1/2 SW1/4 & PT SE 1/4 33-29-6 10 AC Also known as: 3350 W St Rd 16 Roann, Indiana

Application #VAR-26-032 – Levi Miller

Requesting a variance from the development standards to allow a residential structure to be closer to a side property line than permitted by zoning ordinance in an A2 zoning district. Property affected: PT E1/2 NE1/4 18-27-7 1.77AC Also known as: 2191 S 75 E, Wabash, Indiana

A copy of each application is on file at the Wabash County Plan Commission office and is available for public inspection. Written objections may be submitted to the Secretary of the Wabash County Plan Commission prior to the hearing. Verbal comments will also be heard at the public hearings. Hearings may be continued as necessary.

Notice: Pursuant to Indiana Code 36-7-4-920, no person may communicate with any member of the Board of Zoning Appeals before the hearings with the intent to influence the member's decision on any pending matter.

Wabash County Plan Commission
Wabash County Courthouse
One West Hill Street
Wabash, Indiana 46992

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The purpose of the hearing is to consider the following application:

Application #VAR-26-033 – Double J Dairy

Requesting nineteen (19) distinct development standards variances from the Wabash County Zoning Ordinance to allow facility expansions within an A1 zoning district.

For the Proposed Manure Storage Pond (P1), the petitioner requests variances from Section 11.4.1 to reduce the required 1,320-foot separation distance from two off-site residences (1616 E 800 S and 1522 E 800 S) and an off-site business cell tower (1465 E 800 S); from Section 11.4.3 to reduce the 300-foot setback from the public roadway and the West property line; and from Section 11.4.4 to reduce the 1,000-foot separation from an off-site water well (1522 E 800 S).

For the Proposed Freestall Barns (P2 - West, North, East), the petitioner requests variances pursuant to Section 11.6.4(c) and Section 11.4.1 to reduce the 1,320-foot separation distance from off-site residences at 1616 E 800 S (West and North barns), 1522 E 800 S (West barn), and 7624 S 200 E (North and East barns); and from Section 11.4.3 to reduce the 300-foot public road setback for the West barn.

For the Proposed Silage Yard (P3), the petitioner requests variances from Section 11.4.1 to reduce the 1,320-foot separation from the residence at 7624 S 200 E and the 1,000-foot separation from the off-site well at that address; and from Section 11.4.3 to reduce the 300-foot North property line setback.

For the Proposed Leachate Pond (P4), the petitioner requests variances from Section 11.4.1 to reduce the 1,320-foot separation from residences at 7624 S 200 E and 1616 E 800 S; from Section 11.4.3 to reduce the 300-foot North property line setback; and from Section 11.4.4 to reduce the 1,000-foot separation from the off-site well at 7624 S 200 E.

Property affected: PT SE1/4 PT SW1/4 8-26-7 106.715AC Also known as: 1616 E 800 S, LaFontaine, Indiana and 1858 E 800 S, LaFontaine, Indiana

A copy of the application is on file at the Wabash County Plan Commission office and is available for public inspection. Written objections may be submitted to the Secretary of the Wabash County Plan Commission prior to the hearing. Verbal comments will also be heard at the public hearing. Hearings may be continued as necessary.

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