

AGENDA

ELKHART COUNTY PLAN COMMISSION

JULY 9, 2015

9:00 A.M.

DEPARTMENT OF PUBLIC SERVICES
MEETING ROOMS A & B
4230 ELKHART ROAD, GOSHEN, INDIANA

Call to Order

Roll Call

Approval of minutes of the last regular meeting of the Elkhart County Plan Commission held on the 11th day of June 2015.

The Elkhart County Zoning Ordinance and Elkhart County Subdivision Control Ordinance to be entered as evidence for today's hearings.

VACATION OF RIGHT-OF-WAY

9:00 A.M.

(DORIOT)

- A. Petitioner: **Zion Community Church, Inc.** (Page 7)
Petition: for a vacation of right-of-way of an east/west alley.
Location: east/west alley between Jackson Street and a north/south alley, 160 ft. north of Lincoln Street, in Clinton Township, zoned R-1. (0-150526-1)

REZONING

- B. Petitioner: **Ryan Stickler** (Page 8)
Petition: for a zone map change from B-3 to B-1.
Location: northeast corner of Jefferson Street and Lincoln Street, common address of 116 W. Jefferson Street in Clinton Township. (116WJefferson-150601-1)

DETAILED PLANNED UNIT DEVELOPMENT

9:30 A.M.

(STUMP)

- C. Petitioner: Larry J. & Linda Sue Yoder (Page 9)
represented by Brads-Ko Engineering & Surveying, Inc.
Petition: for a zone map change from A-1 to a Detailed Planned Unit Development M-1 to be known as **YODER CONCRETE, LLC, D.P.U.D.**
Location: west side of SR 13, 2,800 ft. north of CR 38, common address of 64455 SR 13 in Clinton Township. (64455SR 13-150330-1)

DETAILED PLANNED UNIT DEVELOPMENT WITH SECONDARY

D. Petitioner: Universal Trailer of Indiana, LLC (Page 10)
represented by Marbach, Brady & Weaver, Inc.
Petition: for a zone map change from a General Planned Unit Development-M-2 to a Detailed Planned Unit Development-M-2 to be known as **BRISTOL PARK FOR INDUSTRY, PHASE 4 DPUD M-2.**
Location: southwest corner of CR 4 and CR 29, common address of 52395 CR 29 in Washington Township. (52395CR 29-150601-1)

E. Petitioner: Universal Trailer of Indiana, LLC (Page 11)
represented by Marbach, Brady & Weaver, Inc.
Petition: for Secondary approval of a Detailed Planned Unit Development-M-2 known as **BRISTOL PARK FOR INDUSTRY, PHASE 4 DPUD M-2.**
Location: southwest corner of CR 4 and CR 29, common address of 52395 CR 29 in Washington Township, zoned GPUD M-2. (52395CR 29-150601-2)

AMENDMENTS TO EXISTING DETAILED PLANNED UNIT DEVELOPMENTS

10:00 A.M. (WARNER)

F. Petitioner: Kevin R. & Rachel F. Martin (Page 12)
represented by Brads-Ko Engineering & Surveying, Inc.
Petition: for an amendment to the Site Plan / Support Drawing for an existing Detailed Planned Unit Development known as **MARTIN ANIMAL BEDDING D.P.U.D.**
Location: east side of CR 17, 2,200 ft. south of CR 38, common address of 65468 CR 17 in Elkhart Township, zoned DPUD A-1. (65468CR 17-150601-1)

G. Petitioner: Elm Properties (Page 13)
represented by Jones Petrie Rafinski
Petition: for a zone map change from Detailed Planned Unit Development M-2 to Detailed Planned Unit Development B-3 and General Planned Unit Development M-2 to be known as **ECO PARK PLANNED UNIT DEVELOPMENT 1ST AMENDMENT.**
Location: north side of CR 26, 1,000 ft. east of SR 19, common address of 27919 CR 26 in Concord Township. (27919CR 26-150601-1)

STAFF/BOARD ITEMS (time of review at the discretion of the Plan Commission)

- 2016 Plan Commission Budget
- Discussion of New State Statutes Concerning Plat Approvals

ADJOURNMENT