

# AGENDA

## ELKHART COUNTY PLAN COMMISSION

MARCH 14, 2019

9:00 A.M.

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

Call to Order

Roll Call

Approval of the minutes of the last regular meeting of the Elkhart County Plan Commission held on the 14th day of February 2019.

Acceptance of the Elkhart County Zoning Ordinance and Elkhart County Subdivision Control Ordinance as evidence for today's hearings.

### REZONINGS

9:00 A.M.

(S. EDWARDS)

- A. Petitioner: *Delynn A. & Lavonne K. Martin H&W* (page 5)  
represented by Kindig and Sloat, PC  
Petition: for a Zone map change from A-1 to A-4.  
Location: North side of CR 32, ½ mile East of SR 19, in Harrison Township.  
(RZ-0067-2019)

### TRANSFER OF JURISDICTION

- B. Petitioner: *Beacon Health System, Inc. (Buyer)* (page 6)  
*& Isis Inc Ind Corp (Seller)*  
represented by City of Nappanee  
Petition: for a Jurisdictional transfer from City of Nappanee to Elkhart County.  
Location: West side of SR 19, 1,495 ft. North of CR 52, in Locke Township.  
(RZ-0075-2019)

### AMENDMENT TO DETAILED

### PLANNED UNIT DEVELOPMENT

- C. Petitioner: Levi Lee & Laurene Yoder (page 7)  
represented by Abonmarche Consultants  
Petition: for an Amendment to an existing DPUD A-1 known as *DOUBLE L WOODWORKING, LLC DPUD* to add property to lot 1 (1A), remove lot 2 from the DPUD, and add a building.  
Location: South side of CR 34, 2,000 ft. West of SR 13, common address of 12478 CR 34 in Clinton Township.  
(DPUD-0069-2019)

**DETAILED PLANNED  
UNIT DEVELOPMENTS**

D. Petitioner: Steven & Lori Bontrager (page 8)  
represented by Abonmarche Consultants  
Petition: for a Zone map change from A-1 to DPUD A-1 and for Primary approval of  
a one lot minor subdivision to be known as **STORI ENTERPRISES DPUD**.  
Location: North side of CR 36, 1,500 ft. West of CR 43, common address of 11339 CR  
36 in Clinton Township. (DPUD-0071-2019)

**9:30 A.M.** (T. CAMPANELLO)  
E. Petitioner: Lont Holdings Inc. Attn Alvin Miller (page 9)  
represented by Marbach, Brady & Weaver, Inc.  
Petition: for a Zone map change from R-1 & R-2 to a DPUD B-3 and for Primary  
approval of a one lot minor subdivision to be known as **STORE SAFE  
DPUD B-3**.  
Location: West side of Oakland Ave (CR 7), 500 ft. South of Mishawaka Rd. (CR 20),  
in Concord Township. (DPUD-0060-2019)

F. Petitioner: FIR Properties, LLC (page 10)  
represented by Jones Petrie Rafinski  
Petition: for a Zone map change from GPUD/DPUD/CIUD M-2 to DPUD M-2 and  
for Primary approval of a one lot minor subdivision to be known as  
**RECYCLING WORKS INDUSTRIAL DPUD**.  
Location: West side of CR 7, 1,400 ft. North of CR 26, in Concord Township.  
(DPUD-0068-2019)

**APPEAL FROM PLAT  
COMMITTEE'S DECISION**

G. Petitioner: Mark W. & Betty S. Johnson (page 11)  
represented by Progressive Engineering, Inc.  
Petition: for Primary approval of a one lot minor subdivision to be known as  
**SMOKEY MOON HIDEAWAY**.  
Location: 750 ft. Southwest off of CR 26, 1,350 Ft. East of CR 3, Baugo Township.  
(MI-0784-2018)

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

- Board of County Commissioners Approvals Following Plan Commission Recommendations

**ADJOURNMENT**