

AGENDA

ELKHART COUNTY PLAN COMMISSION

May 12, 2022
9:30 A.M.

ADMINISTRATION BUILDING
MEETING ROOMS 104, 106, & 108
117 N. 2nd STREET, 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 April 2022.

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

REZONINGS

9:30 A.M.

(BURBRINK)

- A. Petitioner: Laura Patricia Palos Gonzalez **(page 9)**
Petition: for a zone map change from R-1/B-1 to B-3.
Location: west side of Tower Rd., 410 ft. north of old us 33, east of West County Line Rd., in Baugo Township. *(RZ-0188-2022)*
- B. Petitioner: We Impact Properties, LLC **(page 10)**
represented by Jones Petrie Rafinski
Petition: for a zone map change from A-1 to M-1.
Location: south side of CR 6, 3,275 ft. east of CR 10, common address of 29224 CR 6 in Cleveland Township. *(RZ-0210-2022)*

DETAILED PLANNED UNIT DEVELOPMENT AMENDMENT

- C. Petitioner: Elkhart East Holdings, LLC **(page 11)**
represented by Abonmarche Consultants, Inc.
Petition: for an amendment to an existing DPUD E-3 known as **ELKHART EAST AREA B DPUD PH 3** to allow for a manufacturing building on lot 2A.
Location: south side of Innovation Dr., 580 ft. east of CR 15, common address of 22412 Innovation Dr. in Osolo Township. *(DPUD-0223-2022)*

DETAILED PLANNED UNIT DEVELOPMENTS

- D. Petitioner: Larry Yoder & Linda Yoder **(page 12)**
represented by Abonmarche Consultants, Inc.
Petition: for a zone map change from A-1 to DPUD M-1 and for primary approval of a 1-lot minor subdivision to be known as **YODER CONCRETE, LLC DPUD AMENDMENT.**

Location: west side of SR 13, 2,700 ft. north of CR 38, common address of 64455 SR 13 in Clinton Township. (DPUD-0233-2022)

- E. Petitioner: Michiana Capital Investment Group, LLC (page 13)
represented by Abonmarche Consultants, Inc.
Petition: for a zone map change from A-1 to DPUD M-1 and for primary approval of a 2-lot minor subdivision to be known as **MICHIANA CAPITAL INVESTMENTS DPUD M-1.**
Location: northeast corner of SR 13 & CR 30, common address of 61790 SR 13 in Clinton Township. (DPUD-0234-2022)

PUBLIC MEETING ITEMS (time of review at the discretion of the Plan Commission)

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

- Board of County Commissioners Approvals Following Plan Commission Recommendations.

ADJOURNMENT

The Elkhart County Plan Committee is meeting on Thursday May 12, 2022, at **9:30 am** in Rooms 104, 106 & 108 of the Administration Building, Goshen, Indiana. Pursuant to advice of the Indiana Public Access Counselor, general public comment will not be permitted at this public meeting on non-public hearing matters. To the extent you wish to make comment remotely during any public hearings scheduled during this public meeting, please call (574) 971-4678 to learn how to remotely submit your public comment for the public hearing. The public is encouraged to attend the meeting remotely by going to www.elkhartcountyplanninganddevelopment.com at **9:30 am** on May 12, 2022. If you have further questions regarding how to remotely attend the public meeting please call (574) 971-4678.