# *AGENDA*

# **ELKHART COUNTY PLAN COMMISSION**

January 12, 2023 9:30 A.M.

ADMINISTRATION BUILDING MEETING ROOMS 104, 106, & 108 117 N. 2<sup>nd</sup> 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 8th day of December, 2022.

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

MINOR SUBDIVISION 9:30 A.M. (BURBRINK)

A. Petitioner: CJS Holdings, LLC (page 1)

represented by Abonmarche Consultants

Petition: for primary approval of a 2-lot minor subdivision to be known as ELCONA

DELUXE MINOR.

Location: east side of CR 21, 885 ft. south of CR 14, common address of 56180 CR 21

in Jefferson Township. (MI-0871-2022)

**MAJOR SUBDIVISION** 

B. Petitioner: CJS Holdings, LLC (page 2)

represented by Abonmarche Consultants

Petition: for primary approval of a 3-lot major subdivision to be known as ELCONA

DEL BOCA VISTA.

Location: south end of Barbarrah Dr., 355 ft. south of Gunder Rd., east of CR 21, in

Jefferson Township. (MA-0872-2022)

**REZONINGS** 

C. Petitioner: G & D Investments (page 3)

Petition: for a zone map change from PUD B-2 to B-2.

Location: southeast corner of US33 & CR 113, common address of 23440 US 33 in

Concord Township. (RZ-0848-2022)

D. Petitioner: SGL Holdings LLC (page 4)

Petition: for a zone map change from M-1 with a condition to M-1 with no condition.

Location: south side of CR 4, 1,550 ft. east of CR 39, common address of 11732 CR 4

in York Township. (RZ-0873-2022)

## DETAILED PLANNED UNIT DEVEOPMENT

E Petitioner: Timothy Frey & Stella M. Frey, Husband & Wife (page 5)

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 HIGHBALL DPUD M-1.

Location: west side of CR 17, 2,170 ft. north of CR 46, common address of 68563 CR

17 in Union Township. (DPUD-0869-2022)

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

➤ The State Road 19 Corridor TIF District Expansion.

# **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 January 12, 2023, 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 <a href="https://www.elkhartcountyplanninganddevelopment.com">www.elkhartcountyplanninganddevelopment.com</a> at **9:30 am** on January 12, 2023. If you have further questions regarding how to remotely attend the public meeting please call (574) 971-4678.