

MINUTES
ELKHART COUNTY PLAT COMMITTEE MEETING
HELD ON THE 14TH DAY OF NOVEMBER 2019 AT 8:45 A.M. IN THE
MEETING ROOM OF THE DEPARTMENT OF PUBLIC SERVICES BUILDING
4230 ELKHART ROAD, GOSHEN, INDIANA

1. The regular meeting of the Elkhart County Plat Committee was called to order by the Chairman, Roger Miller. The following staff members were present: Chris Godlewski, Plan Director; Jason Auvil, Zoning Administrator; Mae Kratzer, Planner; Doug Powers, Planner; Deb Britton, Administrative Manager; and James W. Kolbus, Attorney for the Board.

Roll Call.

Present: Steven Edwards, Roger Miller, Tom Stump, Philip Barker, Steve Warner.

2. A motion was made and seconded (*Warner/Edwards*) that the minutes of the last regular meeting of the Elkhart County Plat Committee, held on the 10th day of October 2019, be approved as submitted. The motion was carried with a unanimous vote.

3. A motion was made and seconded (*Edwards/Barker*) that the Elkhart County Zoning Ordinance and Elkhart County Subdivision Control Ordinance be accepted as evidence for today's hearings. The motion was carried with a unanimous vote.

4. The application for Primary approval of a 1-lot minor subdivision to be known as QUALITY FEEDS MINOR SUBDIVISION, for Quality Feeds LLC represented by Advanced Land Surveying of Northern Indiana, Inc., on property located on the North side of CR 20, 1,300 ft. East of CR 22, common address of 15423 CR 20 in Middlebury Township, zoned A-1, was presented at this time.

Doug Powers presented the Staff Report / Staff Analysis, which is attached for review as *Case #MI-0747-2019*.

The Board examined said request, and after due consideration and deliberation:

Motion: Action: Approve, **Moved by** Philip Barker, **Seconded by** Steven Edwards that the Advisory Plan Commission recommend to the Board of County Commissioners that this request for Primary approval of a 1-lot minor subdivision to be known as QUALITY FEEDS MINOR SUBDIVISION be approved in accordance with the Staff Analysis.

5. The application for Primary approval of 1-lot minor subdivision to be known as M & E YODER MINOR SUBDIVISION, for Marvin E. Yoder and Esther A. Yoder represented by Advanced Land Surveying of Northern Indiana, Inc., on property located on the North side of CR 34, 1,400 ft. East of CR 43, common address of 10483 CR 34 in Clinton Township, zoned A-1, was presented at this time.

Doug Powers presented the Staff Report / Staff Analysis, which is attached for review as *Case #MI-0745-2019*.

The Board examined said request, and after due consideration and deliberation:

Motion: Action: Approve, **Moved by** Steven Edwards, **Seconded by** Philip Barker that the Advisory Plan Commission recommend to the Board of County Commissioners that this request for Primary

approval of 1-lot minor subdivision to be known as M & E YODER MINOR SUBDIVISION be approved in accordance with the Staff Analysis.

6. The application for Primary approval of a 1-lot minor subdivision to be known as ALBER'S COUNTY ROAD 2 MINOR SUBDIVISION, for Kendra Alber represented by Lang, Feeney & Associates, Inc., on property located on the South side of CR 2, 420 ft. West of CR 43, common address of 10228 CR 2 in York Township, zoned A-1, was presented at this time.

 Doug Powers presented the Staff Report / Staff Analysis, which is attached for review as *Case #MI-0741-2019*.

 The Board examined said request, and after due consideration and deliberation:

Motion: Action: Approve, **Moved by** Steve Warner, **Seconded by** Steven Edwards that the Advisory Plan Commission recommend to the Board of County Commissioners that this request for Primary approval of a 1-lot minor subdivision to be known as ALBER'S COUNTY ROAD 2 MINOR SUBDIVISION be approved in accordance with the Staff Analysis.

7. The application for Primary approval of a 1-lot minor subdivision to be known as MILLER'S SR 120 MINOR SUBDIVISION, for Kenneth F. Miller represented by Marbach, Brady & Weaver, Inc., on property located on the North side of SR 120, 1,350 ft. East of CR 37, common address of 12695 SR 120 in York Township, zoned A-1, was presented at this time.

 Mae Kratzer presented the Staff Report / Staff Analysis, which is attached for review as *Case #MI-0728-2019*.

 The Board examined said request, and after due consideration and deliberation:

Motion: Action: Approve, **Moved by** Steve Warner, **Seconded by** Philip Barker that the Advisory Plan Commission recommend to the Board of County Commissioners that this request for Primary approval of a 1-lot minor subdivision to be known as MILLER'S SR 120 MINOR SUBDIVISION be approved in accordance with the Staff Analysis.

8. The application for Primary approval of a 2-lot minor subdivision to be known as HILLTOP MINOR SUBDIVISION, for John Earl Yoder represented by Progressive Engineering, Inc., on property located on the East side of CR 15, 2,000 ft. South of CR 56, common address of 72874 CR 15 in Union Township, zoned A-1, was presented at this time.

 Mae Kratzer presented the Staff Report / Staff Analysis, which is attached for review as *Case #MI-0748-2019*.

 The Board examined said request, and after due consideration and deliberation:

Motion: Action: Approve, **Moved by** Steve Warner, **Seconded by** Tom Stump that the Advisory Plan Commission recommend to the Board of County Commissioners that this request for Primary approval of a 2-lot minor subdivision to be known as HILLTOP MINOR SUBDIVISION be approved in accordance with the Staff Analysis.

9. The meeting was adjourned at 8:51 a.m.

Respectfully submitted,

Kristi Miller, Recording Secretary