AGENDA

ELKHART COUNTY PLAN COMMISSION

December 10, 2026
9:30 A.M.

Public Service Building
Meeting Rooms A & B
4230 Elkhart Road, Goshen, IN

Call to Order

Roll Call

Approval of the minutes of the last regular meetings of the Elkhart County Plan Commission, held on the 12th day of November 2026

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

REZONINGS **9:30 A.M.** **(WARNER)**

A. Petitioner: J & R Campbell Group, Inc. **(page 4)**
Petition: for a zone map change from a PUD B-3 to B-2.
Location: northeast side of CR 22, 300 ft. southeast of CR 3, common address of 29039 CR 22, Elkhart, IN 46517 in Baugo Township. *(PLAN-26-105)*

B. Petitioner: Duane L. Doroh **(page 5)**
Petition: for a zone map change from DPUD B-2 to B-2.
Location: west side CR 19, 585 ft. south of SR 120, common address of 54541 CR 19, Elkhart, IN 46516 in Washington Township. *(PLAN-26-102)*

DETAILED PLANNED UNIT DEVELOPMENT AMENDMENT

C. Petitioner: Joseph Yoder & Lisa Yoder Trust **(page 6)**
represented by Abonmarche Consultants
Petition: for an amendment to an existing DPUD known as ***CUSTOM WOOD FINISHING DPUD*** to allow for an addition.
Location: west side of CR 37, 1,575 ft. south of CR 36, common address of 64266 CR 37, Goshen, IN 46526 in Clinton Township. *(PLAN-26-104)*

DETAILED PLANNED UNIT DEVELOPMENT

D. Petitioner: Jamie Corporation **(page 7)**
represented by Wightman
Petition: for a zone map change from R-4 to DPUD B-3 and for primary approval of a 2-lot minor subdivision to be known as ***JAMIE CORP.'S US 33 SUBDIVISION, DPUD***.

Location: southwest side of US 33. 750 ft. southeast of Lewis St. (CR 13), common address of 23588 US 33, Elkhart, IN 46517 in Concord Township.

(PLAN-26-97)

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

- *Consideration of Plan Commission Resolution 2026-2 regarding amendments to the Plan Commission and Board of Zoning Appeals Uniform Schedule of Fees.*

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

- *Board of County Commissioners Approvals Following Plan Commission Recommendations.*

ADJOURNMENT

Phil Barker – County Surveyor: no term
Brad Rogers – County Commissioners Liaison: no term
Steven Edwards – Appointed by Commissioners: term 1/1/23 – 12/31/26
Brian Dickerson – Appointed by Commissioners: term 1/1/26 – 12/31/29
Steve Warner - Appointed by Commissioners: term 1/1/23 – 12/31/26
Roger Miller – Appointed by Commissioners: term 1/1/25 – 12/31/28
Lori Snyder - Appointed by Commissioners: term 1/1/25 – 12/31/28
Steven Clark – County Council Liaison: no term