

**MINUTES**  
**ELKHART COUNTY PLAT COMMITTEE MEETING**  
**HELD ON THE 14<sup>th</sup> DAY OF MARCH 2013 AT 8:45 A.M.**  
**MEETING ROOM – 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 Chairperson, Jeff Burbrink, with the following members present: Jeff Burbrink, Doug Miller and Tom Stump. Roger Miller and Blake Doriot were absent. Staff members present were: Chris Godlewski, Plan Director; Brian Mabry, Planning Manager; Mark Kanney, Planner; Duane Burrow, Planner; Kathy Wilson, Administrative Manager; and James W. Kolbus, Attorney for the Board.

2. Mr. Burbrink and Mr. Stump did not attend the meeting held on the 13<sup>th</sup> day of January 2013, and Mr. Burbrink did not attend the meeting on the 14<sup>th</sup> day of February 2013; therefore, there was not a quorum for approval of those Elkhart County Plat Committee meeting minutes. The minutes were tabled until the next meeting is held on the 11<sup>th</sup> day of April 2013.

3. A motion was made and seconded (*Stump/D. Miller*) that the Elkhart County Zoning Ordinance and Elkhart County Subdivision Control Ordinance be accepted as evidence for today's hearing and the motion was carried unanimously.

4. The application for Primary approval of a one lot minor subdivision to be known as **BENDER FARM**, for Steven L. and Ida L. Bender (owner) and Jeremy Bender (developer) represented by Progressive Engineering, Inc., on property located on the West side of CR 19, 3,600 ft. South of US 6, common address of 72883 CR 19 in Jackson Township, zoned A-1, was presented at this time.

Mark Kanney presented the Staff Report/Staff Analysis, which is attached for review as *Case #72883CR 19-130129-1*.

Brad Cramer, Progressive Engineering, 58640 SR 15, Goshen, was present to represent the petition.

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

**Motion: Action:** Approve, **Moved by** Tom Stump, **Seconded by** Doug Miller that the Plat Committee grants Primary approval of this one lot minor subdivision (February 21, 2013 amended plan), as it meets the requirements of the Subdivision Control Ordinance and comments of the Technical Advisory Committee.

**Vote:** Motion carried by unanimous vote (**summary:** Yes = 3).

**Yes:** Doug Miller, Jeff Burbrink, Tom Stump.

5. The application for Secondary approval of a 20 lot major subdivision known as **JEMIAN TRACE PHASE III**, for Max K. and Rhoda E. Weldy Trustees Rev Liv Trust (If Est) (owners) and Elkhart Development, LLC (developer) represented by Brads-Ko Engineering & Surveying, Inc., on property located on the 460 ft. North of CR 18, North extension of Jemian Drive, 2,300 ft. East of CR 23 South, in Jefferson Township, zoned A-1, was presented at this time.

Mark Kanney presented the Staff Report/Staff Analysis, which is attached for review as *Case #0CR 18-130218-1*.

Mr. Kanney said they are still waiting for a road bond, guarantee, approved road plans, and the Stormwater Pollution Prevention Plan approval.

Greg Shock, Brads-Ko Surveying and Engineering, 1009 S. 9<sup>th</sup> Street, Goshen, was present to represent the petition. He asked the Plat Committee to table this petition until they get the performance bond into place and/or until the road is approved by the County and the maintenance bond is in place.

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

**Motion: Action:** Tabled, **Moved by** Doug Miller, **Seconded by** Tom Stump that the Plat Committee table this petition for Secondary approval of a 20 lot major subdivision as requested by the petitioner until compliance has been met with the Elkhart County Highway Department and the Stormwater Pollution Prevention Plan has been approved.

**Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 3).

**Yes:** Doug Miller, Jeff Burbrink, Tom Stump.

6. The meeting was adjourned at 8:49 a.m.

Respectfully submitted,

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Sandra Herrli  
Recording Secretary