

MINUTES
ELKHART COUNTY PLAT COMMITTEE MEETING
HELD ON THE 9TH DAY OF DECEMBER 2021 AT 8:30 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, Lori Snyder. The following staff members were present: Jason Auvil, Planning Manager; Mae Kratzer, Planner; Danny Dean, Planner; Laura Gilbert, Administrative Manager; and James W. Kolbus, Attorney for the Board.

Roll Call.

Present: Phil Barker, Steve Warner, Lori Snyder, Tom Stump

Absent: Steve Edwards

2. A motion was made and seconded (*Warner/Stump*) 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.

3. The application for primary approval of a 2-lot minor subdivision to be known as **MORIARTY'S COUNTY ROAD 28 MINOR SUBDIVISION**, for Anna Marie Moriarty represented by Lang Feeney & Associates, Inc., on property located on the north side of CR 28, 1,470 ft. west of CR 22, in Jefferson Township, zoned A-1, was presented at this time.

Mr. Dean presented the Staff Report/Staff Analysis, which is attached for review as *Case #MI-0868-2021*.

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

Motion: Action: Approve, **Moved by** Phil Barker, **Seconded by** Tom Stump that this request for primary approval of a 2-lot minor subdivision to be known as **MORIARTY'S COUNTY ROAD 28 MINOR SUBDIVISION** be approved in accordance with the Staff Analysis. The motion was carried with a unanimous vote.

4. The application for primary approval of a 1-lot minor subdivision to be known as **AEP-POSTLE MINOR SUBDIVISION**, for Postle Aluminum Co. (Buyer) & Indiana & Michigan Electric Company (Seller) represented by Surveying And Mapping LLC, on property located on the south end of the easement, south of Pierina Dr., 1,760 ft. east of Johnson St. (CR 9), in Osolo Township, zoned M-2, was presented at this time.

Mrs. Kratzer presented the Staff Report/Staff Analysis, which is attached for review as *Case #MI-0870-2021*.

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

Motion: Action: Approve, **Moved by** Steve Warner, **Seconded by** Phil Barker that this request for primary approval of a 1-lot minor subdivision to be known as **AEP-POSTLE MINOR SUBDIVISION** be approved in accordance with the Staff Analysis. The motion was carried with a unanimous vote.

5. The application for primary approval of a 1-lot minor subdivision to be known as **JAYCO EAST DPUD FINAL DEVELOPMENT PLAN, FIRST REPLAT**, for Jayco, Inc represented by Jones Petrie Rafinski, on property located on the east side of SR 13 (Main St.) 1,570 ft. south of US 20, common address of 200 Southridge Pkwy in Middlebury Township, zoned M-1, GPUD M-1, was presented at this time.

 Mrs. Kratzer presented the Staff Report/Staff Analysis, which is attached for review as *Case #MI-0871-2021*.

 Mr. Warner asked Mr. Barker about the drainage easement. He also added they do not have many drainage issues in that area. Mr. Barker stated on parcels like this one it is like an industrial park, and they handle their own run-off on site based on what is built.

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

Motion: , Action: Approve, **Moved by** Steve Warner, **Seconded by** Phil Barker that this request for primary approval of a 1-lot minor subdivision to be known as **JAYCO EAST DPUD FINAL DEVELOPMENT PLAN, FIRST REPLAT** be approved in accordance with the Staff Analysis. The motion was carried with a unanimous vote.

6. The meeting was adjourned at 8:36 AM

Respectfully submitted,

Amber Weiss, Recording Secretary