

# AGENDA

## ELKHART COUNTY PLAN COMMISSION

August 12, 2021

9:00 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 July, 2021.

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

### REZONINGS

9:00 A.M.

(WARNER)

F. Petitioner: Finis Terra Inc. (page 6)

Terry E. Floyd

Seahawk Corporation

represented by McBride Dale Associates, Inc.

Petition: for a zone map change from GPUD E-3 to B-3.

Location: Northwest corner of CR 6 & CR 17, in York Township. (RZ-0563-2021)

G. Petitioner: HC LLC (page 7)

represented by Abonmarche Consultants

Petition: for a zone map change from A-1 to M-1.

Location: north side of CR 4, 1,900 ft. east of CR 33, in York Township. (RZ-0569-2021)

H. Petitioner: John & Denise Hochstetler Trust Agreement (page 8)

represented by Abonmarche Consultants

Petition: for a zone map change from A-3 to M-1 & A-1.

Location: north side of CR 20, 2,000 ft. west of CR 37, common address of 13369 CR46 in Middlebury Township. (DPUD-0557-2021)

**DETAILED PLANNED UNIT DEVELOPMENT AMENDMENTS**

- I. Petitioner: Wyland LLC (page 9)  
represented by Progressive Engineering Inc.  
Petition: for an amendment to an existing DPUD M-1 known as *R & S LAND MANGEMENT* to be known as *WYLAND MARINE DPUD* to allow for a new storage building.  
Location: west side of the easement, north of US 33, 2,000 ft. west of CR 3, in Baugo Township. (DPUD-0558-2021)
- J. Petitioner: Almac-Sotebeer Inc. (page 10)  
Petition: for an amendment to an existing DPUD E-3 known as *ELKHART EAST AREA D PHASE 1 AMENDMENT* to allow for an addition to an existing building.  
Location: north side of Elkhart East Blvd., 500 ft. east of Discovery Dr., common address of 22285 Elkhart East Blvd. in Osolo Township. (DPUD-0534-2021)

**DETAILED PLANNED UNIT DEVELOPMENTS**

- K. Petitioner: New Paris Development Company (page 11)  
represented by Innovative Communities Inc.  
Petition: for a zone map change from GPUD R-1, R-4, & B-1 to DPUD R-4 and for primary approval of a 139-lot major subdivision to be known as *FALCON'S NEST AT BARRINGTON SECTIONS 4-8*.  
Location: north side of CR 46, 1,850 ft. west of CR 25, common address of 18561 CR 46 in Jackson Township. (DPUD-0562-2021)
- L. Petitioner: Hubbard Hill Estates Inc. (page 12)  
represented by Abonmarche Consultants  
Petition: for a zone map change from A-1/DPUD B-3 to DPUD R-1 and for a primary approval of a 1-lot minor subdivision to be known as *EARLY LEARNING CENTER AT HUBBARD HILL DPUD R-1*.  
Location: southwest corner of CR 24 (Charlotte Ave.) & SR 19, common address of 28091 CR 24 in Baugo Township. (DPUD-0568-2021)
- M. Petitioner: Seahawk Corp (page 13)  
represented by Ambrose Services, LLC  
Petition: for a zone map change from M-2 and GPUD E-3 to DPUD M-2 and for primary approval of a 1-lot minor subdivision to be known as PROJECT WINNIE DPUD.  
Location: west side of CR 19, 2,700 ft. north of CR 104, common address of 52357 CR 19 in Washington Township. (DPUD-0571-2021)

