

AGENDA
ELKHART CITY PLAN COMMISSION
MONDAY, MARCH 4, 2024 AT 1:45 P.M.
COUNCIL CHAMBERS - MUNICIPAL BUILDING

THIS MEETING WILL BE HELD ELECTRONICALLY VIA WEBEX.

This meeting can also be accessed via WebEx. To join, go to <http://coei.webex.com>, enter 2310 506 8344 as the meeting number and "PLAN" as the password. Attendees may preregister or enter during the meeting. Comments and questions may be submitted via the WebEx app during the meeting or may be submitted to Carla.Lipsey@coei.org prior to the meeting.

1. ROLL CALL
2. APPROVAL OF AGENDA
3. APPROVAL OF MINUTES FEBRUARY 2024
4. APPROVAL OF PROOFS OF PUBLICATION

5. NEW BUSINESS

24-FSP-03 PETITIONER IS Elkhart General Hospital, Inc.

PROPERTY IS LOCATED AT 3301 County Road 6

Per Section 20.10.B seeking approval for an Amendment to a Final Site Plan for a new 2,670 square foot building addition at an existing medical facility at 3301 County Road 6 E.

24-PUD-01 PETITIONER IS 2 Cass Opportunity Fund LLC Patrick Matthews

PROPERTY IS LOCATED AT 2 Cassopolis St.

Per Section 20.4.B approval of a Conceptual Planned Unit Development (R-4, Multiple Family Dwelling District standards) for the purpose of developing an apartment complex development. The parcel number is 02-29-426-015 and is approximately 8.34 acres in area.

24-X-01 PETITIONER IS Francisco Sesmas and Maria Torres

PROPERTY IS LOCATED AT 2006 Benham Ave.

Per Section 5.3, Special Exception Uses in the R-2, One-Family Dwelling District, to allow for a Day Care Center.

24-X-02 PETITIONER IS Balwinder Singh

PROPERTY IS LOCATED AT 115 W. Hively

Per Section 12.3, Special Exception Uses in the B-2, Community Business District, to allow for a public school.

6. ADJOURNMENT

PLEASE REMEMBER TO USE YOUR MICROPHONE WHEN SPEAKING.
ERRORS IN THE MINUTES MAY RESULT DUE TO VOICES BEING INAUDIBLE.