

**AGENDA
ELKHART CITY PLAN COMMISSION
MONDAY, AUGUST 2, 2021 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. Virtual attendance is strongly encouraged but not mandatory; however, City Hall is open for in-person participation. To join, go to <http://coei.webex.com>, enter **180 599 1396** 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 Kayla.Jewell@coei.org prior to the meeting.

1. **ROLL CALL**
2. **APPROVAL OF AGENDA**
3. **APPROVAL OF MINUTES JULY 6, 2021**
4. **APPROVAL OF PROOFS OF PUBLICATION**

5. **OLD BUSINESS**
NONE

6. **NEW BUSINESS**

**21-ANX-02 PETITIONER IS JIMTOWN CORNER LLC
PROPERTY IS LOCATED AT CR 24 AND SR 19**

As prescribed by Section 29.11.B, a request to annex five (5) vacant parcels located at the southeast corner of Nappanee Street and County Road 24, land containing approximately eleven (11) acres. To also rezone the eleven (11) acres of land contained within the petition from GPUD and DPUD (Southgate Hills II DPUD B-3 Phase 2 and the Overlook Apartments – DPUD, as approved by the Elkhart County Board of Commissioners) to B-2, Community Business District. This rezoning request is a major amendment to remove the land from the PUDs to rezone the land to B-2, Community Business District.

**21-SUB-07 PETITIONER IS 5400 BECK DRIVE- ELKHART LLC & 21066 PROTECTA DRIVE ELKHART LLC
PROPERTY IS LOCATED AT 5540 BECK DR.**

Per Article 4 of the Subdivision Ordinance, approval of a Preliminary Plat for a subdivision to be known as ‘Beck Industrial Park Minor Subdivision No. 4’, a two (2) lot subdivision; a part of the Northeast Quarter of Section 6, Township 37 North, Range 6 East, Jefferson Township, Elkhart County, Indiana. The purpose of the plat is to revise the drainage easements on both of said lots as well as to reconfigure the property line between said lots. This request represents approximately 14.49 acres.

**21-FSP-07 PETITIONER IS BARAK GROUP LLC
PROPERTY IS LOCATED AT VACANT LOT HAINES DRIVE, HAINE’S LEXINGTON LANDING LOT 2**

As required by Section 20.7 B. seeking Final Site Plan approval for fourteen (14) single family attached dwellings, on land totaling 2.3 acres more or less, located on a vacant lot on Haines Drive, Lot 2 in Haine's Lexington Landing.

7. **STAFF ITEMS**
21-SUB-07
Addressing

8. **ADJOURNMENT**

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