

*AGENDA*  
**ELKHART COUNTY PLAN COMMISSION**

*June 12, 2025  
9:30A.M.*

*Public Service Building  
MEETING ROOMS A & B  
4230 Elkhart, Rd., 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 8<sup>th</sup> day of May 2025.

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

**DETAILED PLANNED UNIT DEVELOPMENT AMENDMENTS**

**9:30 A.M.**  
**(SNYDER)**  
**(page 3)**

- A.     Petitioner:     Woodside Investments LLC  
                              represented by Land & Boundary LLC  
           Petition:     for an amendment to an existing DPUD A-1 known as SCHROCK  
                              FURNITURE DPUD to add an additional warehouse.  
           Location:    southwest corner of CR 37 & CR 34, common address of 63041 CR 37 in  
                              Clinton Township. (DPUD-0003-2025)
- B.     Petitioner:     Mid-States Specialty Eggs of Middlebury LLC (page 4)  
                              represented by Abonmarche Consultants  
           Petition:     for an amendment to an existing DPUD A-1 known as MSSE  
                              MIDDLEBURY CR 20 MID-STATES DPUD to add property and amend the  
                              site plan, for a zone map change from A-4 & M-1 to DPUD A-1 and for  
                              primary approval of a 1-lot minor subdivision to be known as MSSE  
                              MIDDLEBURY CR 20 MID-STATES DPUD A-1 AMENDMENT.  
           Location:    north side of CR 20, 2,000 ft. east of CR 35, common address of 13659 CR  
                              20 in Middlebury Township. (DPUD-0293-2025)

**DETAILED PLANNED UNIT DEVELOPMENT**

- C.     Petitioner:     Tri County Land Trustee Corporation (Land Contract Holder) (page 5)  
                              & Dewayne Weaver (Land Contract Purchaser)  
                              represented by Surveying and Mapping, LLC  
           Petition:     for a zone map change from A-1 to DPUD M-1 and for primary approval of a  
                              1-lot minor subdivision to be known as MID RIVER SALES DPUD M-1.

Location: south side of CR 18, 2,050 ft. west of East County Line Road, common address of 10348 CR 18 in Middlebury Township. (DPUD-0275-2025)

**PUBLIC MEETING ITEMS** *(time of review at the discretion of the Plan Commission)*

**STAFF/BOARD ITEMS** *(time of review at the discretion of the Plan Commission)*

- Board of County Commissioners Approvals Following Plan Commission Recommendations.
- Middlebury East TIF Expansion.
- South Benton TIF Expansion.
- **Minor Change** request for Crossroads Community Church of the Nazarene DPUD.

**ADJOURNMENT**

The Elkhart County Plan Commission is meeting on Thursday June 12, 2025, at **9:30 am** in Rooms A & B of the Public Service Building, Goshen, Indiana. Pursuant to advice of the Indiana Public Access Counselor, general public comment will not be permitted at this public meeting on non-public hearing matters. To the extent you wish to make comment remotely during any public hearings scheduled during this public meeting, please call (574) 971-4678 to learn how to remotely submit your public comment for the public hearing. The public is encouraged to attend the meeting remotely by going to [www.elkhartcountyplanninganddevelopment.com](http://www.elkhartcountyplanninganddevelopment.com) at **9:30 am** on June 12, 2025. If you have further questions regarding how to remotely attend the public meeting please call (574) 971-4678.