

AGENDA

ELKHART COUNTY PLAT COMMITTEE

April 9, 2026
9:00 A.M.

Public Service Building
MEETING ROOMS A & B
4230 Elkhart Road, GOSHEN, INDIANA

Call to Order

Roll Call

Approval of the minutes of the last regular meetings of the Elkhart County Plat Committee, held on the 12th day of March 2026

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

PRIMARY APPROVALS

9:00 A.M.

- A. Petitioner: Jerry Zahner & Cathy Zahner, Husband & Wife **(page 1)**
represented by Prince Land Surveying LLC
Petition: for primary approval of a 2-lot minor subdivision to be known as **CAMPBELL MINOR PLAT**.
Location: north side of CR 40, 1,800 ft. east of Ash Rd., in Olive Township.
(MI-0035-2026)
- B. Petitioner: Lyle L. Jensen Trustee of the Lyle L. Jensen Living Trust **(page 2)**
represented by Abonmarche Consultants
Petition: for primary approval of a 3-lot minor subdivision to be known as **PIONEER TRAILS**.
Location: west side of CR 123, 1,065 ft. south of CR 2, in Washington Township.
(MI-0092-2026)
- C. Petitioner: Lyle L. Jensen Trustee of the Lyle L. Jensen Living Trust **(page 3)**
represented by Abonmarche Consultants
Petition: for primary approval of a 3-lot minor subdivision to be known as **LACLEDE LANDING**.
Location: west side of CR 123, 495 ft. South of CR 2, in Washington Township.
(MI-0093-2026)

- D. Petitioner: Synergy Gateway II, LLC **(page 4)**
 represented by Surveying and Mapping LLC
 Petition: for a primary approval of a 1-lot minor subdivision to be known as **MIBCO MINOR SUBDIVISION.**
 Location: northeast corner of CR 20 & Nagy Dr., common address of 28505 CR 20, Elkhart, IN 46517 in Baugo Township. *(MI-0094-2026)*
- E. Petitioner: Nicholas Paul Marks **(page 5)**
 represented by Village Land Surveying LLC
 Petition: for primary approval of a 2-lot minor subdivision to be known as **MARKS RANCH MINOR SUBDIVISION.**
 Location: west side of CR 3, 1,170 ft. north of CR 12, in Cleveland Township. *(MI-0095-2026)*
- F. Petitioner: The Kosher Trust **(page 6)**
 represented by B. Doriot & Associates, Inc.
 Petition: for primary approval of a 3-lot minor subdivision to be known as **KOSCHER CR 4 MINOR.**
 Location: south side of CR 4, 400 ft. west of CR 131, common address of 15316 CR 4, Bristol, IN 46507 in York Township. *(MI-0096-2026)*
- G. Petitioner: Vladimir & Varvara Panchelyuga **(page 7)**
 represented by Land & Boundary LLC
 Petition: for primary approval of a 2-lot minor subdivision to be known as **BONRNTRAGER MINOR SUBDIVISION.**
 Location: south side of CR 26, 1,160 ft. east of CR 21, common address of 19790 CR 26, Goshen, IN 46528 in Jefferson Township. *(MI-0098-2026)*

SECONDARY APPROVALS

- H. Petitioner: Triple I Enterprises LLC **(page 8)**
 represented by Abonmarche Consultants
 Petition: for secondary approval of a 13-lot major subdivision to be known as **HIDEAWAY AT HERITAGE PINES, PHASE ONE.**
 Location: south side of SR 120, 3,620 ft. west of CR 35, in York Township. *(MA-0091-2026)*

Phil Barker – County Surveyor: no term

Steven Edwards – Appointed by Commissioners: term 1/1/23 – 12/31/26

Steve Warner - Appointed by Commissioners: term 1/1/23 – 12/31/26

Lori Snyder - Appointed by Commissioners: term 1/1/25 – 12/31/28

Steven Clark – County Council Liaison: no term