

WINFIELD PLAN COMMISSION

MEETING AGENDA

FEBRUARY 10, 2022 @ 6:00PM

10645 Randolph Street Phone: (219) 662-2665
Winfield, IN 46307 Fax: (219) 663-2431
www.winfield.in.gov



Call to Order: _____pm

Pledge of Allegiance

Roll Call:

___ Tim Clayton, President
___ Mark Nelson, Vice-President
___ Dave Anderson, Secretary
___ Tony Clark
___ Joe Gacsy
___ Jim Hajek
___ Gerry Stiener

___ Michael Duffy, DLZ – Town Engineer
___ Ryan Deutmeyer, Austgen Kuiper Jasaitis P.C. – Town Attorney
___ Nick Bellar – Town Administrator

MINUTES: January 27, 2022

OLD BUSINESS

None

NEW BUSINESS

1. **Public Hearing and Recommendation to the Town Council:**
Docket PC 2021-03 – Zone Change – AG to PDR – Grand Ridge
Owner: Molchan Living Trust
Petitioner: Providence Real Estates Development
Vicinity: 10319 Grand Blvd.
Request: Zone Change – AG to PDR
2. **Public Hearing and Request for Approval:**
Docket PC 2021-04 – Primary Plat Approval – Grand Ridge
Owner: Molchan Living Trust
Petitioner: Providence Real Estate Development
Vicinity: 10319 Grand Blvd.
Request: Primary Plat Approval – 189 lot subdivision
3. **Public Hearing and Request for Approval:**
Docket PC 2021-17 – Primary Plat Approval – Banter Acres
Owner: Paul Banter
Petitioner: Paul Banter
Vicinity: 11426 Benton St.
Request: Primary Plat Approval – 2 lot subdivision
4. **Public Hearing and Recommendation to the Town Council:**
Docket PC 2021-18 – Zone Change – AG to R-1 – Banter Acres
Owner: Paul Banter
Petitioner: Paul Banter
Vicinity: 11426 Benton St.
Request: Zone Change – AG to R-1, Lot 2 of Banter Acres
5. **Public Hearing and Request for Approval:**
Docket PC 2021-19 – Primary Plat Approval – O'Reilly Auto Parts
Owner: Lake County Trust Co #4426
Petitioner: RCP Development, LLC – Rob Horton
Vicinity: 11001 Randolph St.
Request: Primary Plat Approval – 2 lot subdivision

POSTED: 02/01/22 at 2:00pm

6. Request for Approval:

Docket PC 2021-20 – Commercial Development Plan – O’Reilly Auto Parts

Owner: Lake County Trust Co #4426
Petitioner: RCP Development, LLC – Rob Horton
Vicinity: 11001 Randolph St.
Request: Commercial Development Plan Approval with Waiver

7. Public Hearing and Request for Approval:

Docket PC 2021-21 – Primary Plat Approval - Koehler Acres

Owner: Walter and Sandy Koehler
Petitioner: Walter and Sandy Koehler
Vicinity: 11177 State St.
Request: Primary Plat Approval – 2 lot subdivision with Waiver

8. Public Hearing and Recommendation to the Town Council:

Docket PC 2021-22 – Zone Change – AG to R-1 – Koehler Acres

Owner: Walter and Sandy Koehler
Petitioner: Walter and Sandy Koehler
Vicinity: 11177 State St.
Request: Zone Change – AG to R-1, Lot 2 of Koehler Acres

STAFF/ATTORNEY REPORT

ADJOURNMENT: Time: _____