

Minutes - Goshen Plan Commission
Tuesday, April 19, 2022 - 4:00 pm
Council Chambers, 111 E. Jefferson Street
Goshen, Indiana

I. The meeting was called to order with the following members present: Josh Corwin, Richard Worsham, Tom Holtzinger, Doug Nisley, and James Wellington. Also present were City Planner Rhonda Yoder and Assistant City Attorney James Kolbus. Absent: Hesston Lauver, Aracelia Manriquez, Rolando Ortiz, and Caleb Morris

II. Approval of Minutes of 3/15/22 – Holtzinger/Wellington 5-0

III. The Zoning/Subdivision Ordinances and Official Staff Reports were unanimously filed into the record: Holtzinger/Wellington 5-0

IV. Postponements/Withdrawals - None

V. **Rezoning** (public hearing)

22-02R – Elkhart County Board of Commissioners, Daniel L. Jackson, and Jones Petrie Rafinski request approval of a rezoning from Residential R-1 to Commercial B-3 for property to be added to the Elkhart County court site at 1905 Reliance Road. The subject property is ±0.46 acres, generally located on the west side of Reliance Road, south of Elkhart Road, with a common address of 1815 Reliance Road.

Staff Report:

Ms. Yoder explained this property was annexed into the City in December 2018 and contains a small house with approximately 147' of frontage along Reliance Road. Today's request is to rezone from R-1 to B-3 in order to add it to the County court site which surrounds it on the north and west. She noted there is also B-3 zoning to the east and R-1 zoning to the south. Staff recommends a favorable recommendation to Council.

Petitioner Presentation

Andrew Cunningham, Jones Petrie Rafinski, 325 S Lafayette Blvd, South Bend, spoke on behalf of the petitioner. He stated this property will be incorporated into the County court site and will likely be used for staff parking and retention.

Audience Comments

There was no one to speak to the petition.

Close Public Hearing

Staff Discussion:

There was no discussion amongst Commission members.

Action:

A motion was made and seconded, Wellington/Nisley, to forward a favorable recommendation for 22-02R to the Goshen Common Council, based on Staff analysis. The motion passed unanimously by a vote of 5-0.

VI. Audience Items
None

VII. Staff/Board Items
None

VIII. Adjournment – 4:06 pm Wellington/Holtzinger

Respectfully Submitted:

/s/ Lori Lipscomb

Lori Lipscomb, Recording Secretary

Approved By:

/s/ Richard Worsham

Richard Worsham, President

/s/ Tom Holtzinger

Tom Holtzinger, Secretary