

Agenda
GOSHEN PLAN COMMISSION
Tuesday, February 21, 2012, 4:00 pm
Council Chambers, 111 E. Jefferson Street
Goshen, Indiana

****Please turn off all cell phones, beepers and pagers.****

- I. Roll Call
- II. Approval of Minutes from 1/17/12
- III. Filing of Zoning/Subdivision Ordinances and Official Staff Reports into Record
- IV. Postponements/Withdrawals:
- V. **Minor Change to a PUD – *Tabled from 1/17/12 meeting*** (not a public hearing item)
12-01MI – Art Works Sign Company requests a minor change to the OSMC PUD to allow a freestanding sign face area of approximately 125 sq. ft. where 60 sq. ft. is permitted. The subject property is generally located at 1775 E. Kercher Road and is zoned Commercial B-3PUD.
- VI. **Minor Change to a PUD & Final PUD Site Plan Approval** (not public hearing items)
12-02MI & 12-01FSA – IU Health Goshen requests a minor change to the Heart and Vascular Center-Smucker Building PUD site plan approved May 17, 2011, to expand the building additions and to reconfigure the front parking. Final PUD site plan approval is also requested. The subject property is generally located at 101 Marilyn Avenue and is zoned Commercial B-3PUD.
- VII. **Major Subdivision** – (public hearing item)
12-01SUB – Adlai Schrock requests primary approval of a six (6) lot major industrial subdivision. The subject property consists of two parcels generally located in the 800 block of E. Kercher Road, on the north side of E. Kercher Road, east of 703 E. Kercher Road and west of 2523 Messick Drive. The subdivision will be known as Parke North and is zoned Industrial M-1 District.
- VIII. **Rezoning** – (public hearing item)
12-01R – The City of Goshen Plan Commission requests the rezoning of a portion of Waterford Commons, Section 7, from Commercial B-4PUD to Residential R-3PUD to match adjacent residential zoning. The subject property is generally located at 1212, 1206, 1203, 1209, 1213 & 1221 Abbington Court and 2945 Leana Drive and is zoned Commercial B-4PUD.
- IX. Audience Items
- X. Staff/Board Items
 - **TIF Resolution 02-2012**
Resolution establishing a written order approving the declaratory resolution and economic development plan for the Consolidated River Race/US 33 Economic Development Area.
- XI. Adjournment