

Agenda
GOSHEN PLAN COMMISSION
Tuesday, August 19, 2025, 4:00 pm
Council Chambers, 111 E. Jefferson Street, Goshen, Indiana

- I. Roll Call
- II. 2025 Plan Commission Appointments
 - *Annual Appointment by the Board of Public Works & Safety*
- III. Approval of Minutes from 6/17/25
- IV. Filing of Zoning/Subdivision Ordinances and Official Staff Reports into Record
- V. Postponements/Withdrawals
- VI. **Rezoning** (public hearing)
25-02R – DJSJ, LLC, Wightman, and Creative Design Solutions Inc., request a rezoning from Commercial B-1 District to Residential R-3 District for development of a two-story apartment building with 24 units. The subject property is generally located at 1423 Lincolnway East and is zoned Commercial B-1 District.
- VII. **Primary Subdivision** (public hearing)
25-01SUB – HHI Kercher Rd Properties 24, LLC, Lassus Bros. Oil, Inc., Jones Petrie Rafinski, and Yoder, Ainlay, Ulmer & Buckingham, LLP, request primary subdivision approval for a two-lot major industrial subdivision. The subject property is generally located at the northeast corner of Lincolnway East and Kercher Road, and on the west side of Supreme Court, containing ±8.3 acres, zoned Industrial M-1.
- VIII. **Primary Subdivision** (public hearing)
25-02SUB – Meijer Stores Limited Partnership, First Federal Savings Bank, and Abonmarche request primary subdivision approval for a two-lot major commercial subdivision, Replat Lot 1 Meijer Subdivision. The subject property is generally located at 4522 Elkhart Road, Lot 1 of Meijer Subdivision, and is zoned Commercial B-3PUD (Planned Unit Development), part of the Meijer PUD.
- IX. Audience Items
- X. Staff/Board Items
- XI. Adjournment

Plan Commission Members

- Doug Nisley, Appointed by Council, Term is coextensive with Council term, 1/1/24 – 12/31/27
- Dustin Sailor, City Civil Engineer Statutory Appointment, ongoing term
- James Wellington, Appointed by Park Board, Term is coextensive with Park Board term, 1/1/23 – 12/31/26
- Aracelia Manriquez, Appointed by Mayor, Term 2/20/24 – 12/31/27
- Richard Worsham, Appointed by Mayor, Term 1/1/25 – 12/31/28
- Tom Holtzinger, Appointed by Mayor, Term 1/1/22 – 12/31/25
- Hesston Lauver, Appointed by Mayor, Term 1/1/22 – 12/31/25
- Rolando Ortiz, Appointed by Mayor, Term 1/1/23 – 12/31/26