

AGENDA

CITY OF ELKHART PLAN COMMISSION

MONDAY, OCTOBER 5, 2026, AT 1:45 P.M.
COUNCIL CHAMBERS – MUNICIPAL BUILDING

This meeting can also be accessed electronically via Teams.

To join, go to <https://teams.microsoft.com/meet/260811941266979?p=y5teFWIG5Tp0EB0MLB> enter **260 811 941 266 979** as the meeting number and “**d2eh7GP6**” as the password. Attendees may preregister or enter during the meeting. Comments and questions may be submitted to Carla.Lipsey@cityofelkhartin.gov prior to the meeting.

1. **ROLL CALL**
2. **APPROVAL OF AGENDA**
3. **APPROVAL OF PROOFS OF PUBLICATION**
4. **APPROVAL OF 2027 CALENDAR**
5. **NEW BUSINESS**

26-ANX-02 PETITIONER IS Synergy Gateway II LLC
PROPERTY IS LOCATED AT 28505 County Road 20

As prescribed by Section 29.11.B, a request to annex 28505 County Road 20, land containing 10.262 acres.

26-PUDA-05 PETITIONER IS WALMART REAL ESTATE PROPERTIES
PETITIONER IS Walmart Real Estate Properties
PROPERTY IS LOCATED AT 175 County Road 6 W

Per Section 20.10.A.2, a Minor Amendment to a Final Site Plan for 175 County Road 6 West; to allow for the restriping of the parking lots, replacing stop signs, pedestrian crossing signs and reconfigure the online pick-up parking area resulting in the loss of 5 parking spaces from the total number of parking spaces.

26-PUDA-06 PETITIONER IS Benco LLC
PROPERTY IS LOCATED AT 921 Verdant St.

Per Section 20.10.A.2, a Minor Amendment to a Final Site Plan for 921 Verdant Street; to allow for the installation of a double-sided 4’ X 5’ non illuminated free standing sign on a 2’ X 2’ pedestal.

STAFF ITEMS

6. **26-SI-09**
Approval of proposed addresses for the City of Elkhart.
7. **ADJOURNMENT**

PLEASE REMEMBER TO USE YOUR MICROPHONE WHEN SPEAKING.
ERRORS IN THE MINUTES MAY RESULT DUE TO VOICES BEING INAUDIBLE.

PLAN COMMISSION MEMBERS

<u>Name</u>	<u>Term</u>	<u>Appointed By</u>
Jeff Schaffer, President	August 4, 2025- December 31, 2029	City Civil Engineer
Aaron Mishler, Vice President	February 7, 2022 – December 31, 2026	City Council
Dave Osborne	January 1, 2023 – December 31, 2026	Mayor
Andy Jones	September 16, 2025- December 31, 2026	Board of Works
Diana Lawson, Secretary	March 6, 2023 – December 31, 2027	Mayor
Dan Boecher	January 2, 2024 – December 31, 2027	Mayor
Bil Murray	October 15, 2025- December 31, 2026	Park Board
Rochali Newbill	February 5, 2024 – December 31, 2027	Mayor