

**AGENDA
CITY OF HOBART PLAN COMMISSION
CITY HALL/COUNCIL CHAMBERS
414 MAIN STREET
THURSDAY FEBRUARY 3, 2022 - 7:00 P.M.**

Dial-in information

Connect to the call by dialing in with your phone.

(US) Chicago +1 312 626 6799

Access code 862 7210 0478

<https://us02web.zoom.us/j/86272100478>

I. Meeting called to order

II. Pledge of Allegiance

III. Record of those present

IV. Approval of Minutes: January 6, 2022

V. Communications/Acceptance of Agenda

VI: Business of the Day

1. 20-03 Mark Hovanec (Petitioner/Owner) 327/337 Liverpool Road located approx. 1/3 mile south from the SE corner of Liverpool & Ridge Roads zoned M-1, 18.72 acres

Request: *Tabled:* Site Plan Review

Purpose: Existing concrete recycling operations

Granted _____ Denied _____ Deferred _____ Vote _____

2. 21-34B Indiana Becknell Investors 2011 LLC (Petitioner/Owner) located 800' east from the NE corner of 69th Ave. & Mississippi St. zoned PUD (M-1), 48.18 acres

Request: *Tabled:* Northwind Crossings South 2nd Replat

- Purpose:** Proposed 1-lot subdivision
Final Plat ___ Denied ___ Deferred ___ Vote ___
3. **21-38A** Storebuild, LLC (Petitioner/Agent) at 3801 & 3823 E. Lincoln Hwy. located on the SW corner of Lincoln Hwy. & Utah St. zoned B-3, 5.97 acres
- Request:** ***Public Hearing:*** Site Plan Review
- Purpose:** A proposed motor vehicle sales facility
Granted ___ Denied ___ Deferred ___ Vote ___
4. **22-02** J. Mark Shapland/Becknell Services, LLC (Petitioner/Agent) located on the SE corner of 61st Ave. & Colorado St. zoned R-3, 155.99 acres
- Request:** ***Tabled; Public Hearing:*** Rezone R-3 to M-1
- Purpose:** Proposed light manufacturing
Favorable Rec. ___ Unfavorable Rec. ___ Deferred ___ Vote ___
5. **22-05** Daniel Tursman (Petitioner/Agent) located approx. 200' northeast of the 61st Ave. & Marcella Blvd. intersection, zoned PUD, 1.12 acres
- Request:** ***Public Hearing:*** Site Plan
- Purpose:** Proposed 3,960 sq. ft. automobile fueling station & convenience store
Granted ___ Denied ___ Deferred ___ Vote ___
6. **22-06** Daniel Tursman (Petitioner/Agent) located on the SE corner of Cleveland Ave. & State Rd. 130 zoned B-3, 2.40 acres
- Request:** ***Public Hearing:*** Site Plan
- Purpose:** Proposed 3,960 sq. ft. automobile fueling station & convenience store
Granted ___ Denied ___ Deferred ___ Vote ___
7. **22-07** Kyle Grothoff (Petitioner/Owner) 501 N. Colorado St. located on the NE corner of Colorado St. & 40th Ave., zoned R-2, 1 acre
- Request:** ***Public Hearing:*** Vacate

Purpose: Proposed 40' of unimproved Penn. Ave. right-of-way & 15' of unimproved alley

Favorable Rec. ____ Unfavorable Rec. ____ Deferred ____ Vote ____

VII. Consultation/Discussion: