

AGENDA

VALPARAISO PLAN COMMISSION

Tuesday - September 9th, 2014

7:00 PM - City Hall Council Chambers

I. Pledge of Allegiance

II. Roll Call

III. Old Business

RZ14-003 A petition filed by 400 North, LLC c/o William Ferngren, Ferngren Law Office, LLC, 570 Vale Park Road Ste. B, Valparaiso, IN 46385. The petitioner is requesting approval of rezoning property from CN, Commercial Neighborhood to UR, Urban Residential District. The property is located at the Northwest corner of County Road 400 North and County Road 150 West.

PP14-002 A petition filed by University Promenade, LLC, c/o William Ferngren of 570 Vale Park Road, Suite B, Valparaiso, IN 46385. The petitioner requests approval of a primary development plat for a 4-lot subdivision.

A14-003 – RZ14-007 A petition filed by Glenn J. Tabor, As Surviving Co-Trustee under Trust Agreement dated June 8th, 2001, c/o Patrick Lyp, 162 Lincolnway, Valparaiso, IN 46383. The petitioner requests annexation of two parcels of property to the City of Valparaiso and rezoning of the parcels of property from County I2, General Industrial Zoning to INH, Heavy Industrial Zoning District. The properties in question are located North of the Norfolk and Southern Railroad, West of 450 East and East of 400 East and South of US 30.

IV. New Business

SP14-002 A petition filed by University Promenade, LLC, c/o William Ferngren, Esp, 570 Vale Park Road, Suite B, Valparaiso, IN 46385. The petitioner requests approval of a secondary plat for the subdivision to be known as “University Promenade Subdivision”. The property in question is located at 55 Lincolnway.

PP14-004 A public hearing filed by Randall Wheeler, Rake Inc. 4631 S. Racine, Chicago, IL 60609. The petitioner requests approval of a primary development plat for a 129-lot PUD subdivision known as “Hatch Lake PUD”.

RP14-004 A petition filed by Porter's Vale Shopping Center, LLC c/o Todd A. Leeth, Hoepfner , Wagner & Evans, LLP, 103 E. Lincolnway, Valparaiso, IN 46383 . The petitioner request approval of a replat of Lots 4,5,6,7, 8 and 11, inclusive, Porter's Vale Shopping Center as per plat thereof recorded November 1, 2007 in Plat File 51-D-1 as Documented No. 2007-033196 in the Office of the Recorder of Porter County, Indiana

V. Staff Items

Zoning Clearance Fee Request

VI. Adjournment

NEXT REGULAR PLAN COMMISSION MEETING:

OCTOBER 14TH 2014 - 7:00 PM - CITY HALL COUNCIL CHAMBERS, 166
LINCOLNWAY