

**PLAN COMMISSION  
CITY OF MISHAWAKA, INDIANA  
AGENDA**

**TUESDAY, 7:00 P.M.**

**COUNCIL CHAMBERS, CITY HALL  
600 EAST THIRD STREET  
MISHAWAKA, INDIANA**

**AUGUST 11, 2020**

- MEETING CALLED TO ORDER
- ROLL CALL
- EXPLANATION OF THE RULES OF PROCEDURE
- JULY 14, 2020, MEETING MINUTES
- CONFLICT OF INTEREST DECLARATION

**PUBLIC HEARING:**

**PETITION #20-12** A petition submitted by Mervin D. Lung Revocable Trust requesting to amend the Bercado Planned Unit Development, to allow for a mixed-use development to allow residential, commercial, and industrial uses, at vacant land **south of Vistula Road and west of Cedar Road**.  
*Continued from the August 11, 2020, meeting.*

*VOTE*

**PETITION #20-13** A petition submitted by Michael R. Portolese, Executor of the Estate of Antonio D. Portolese, requesting to rezone **619 Lincolnway East** from R-1 Single Family Residential District to C-3 City Center Commercial District.

*VOTE*

**PETITION #20-14** A petition submitted by Michael R. Portolese, Executor of the Estate of Antonio D. Portolese, requesting to rezone **613 West Third Street** from R-1 Single Family Residential District to R-2 Two Family Residential District.

*VOTE*

**PETITION #20-15** A petition submitted by Richard LaFree requesting to amend the Deer Run Planned Unit Development to allow an assisted living facility on lots 7 and 8.

*VOTE*

**REPLAT #20-06** A request submitted by Jack N. Wilkinson III and Alicia A. Wilkinson seeking approval of the one (1) lot Highland Village P.U.D. 12<sup>th</sup> Replat located at **1107 Gleneagle Drive**.

*VOTE*

**REPLAT #20-07** A request submitted by Dale F. and Cheryl M. Szpisjak seeking approval of the one (1) lot Szpisjak Replat located at **3406 South Shore Drive**.

*VOTE*

**PETITION #20-16** A petition submitted by AWT, Inc. seeking to annex and zone one (1) one acre parcel and one two (2) acre parcel adjacent to **1141 and 1241 East Twelfth Street** to I-1 Light Industrial District.

*VOTE*

**PLAT #20-03** A request submitted by AWT, Inc., seeking approval of the one (1) lot AWT Minor Subdivision.

*VOTE*

**PETITION #20-17** A request submitted by Great Lakes Capital Management, LLC, requesting to amend the Grandview Phase II Planned Unit Development to allow a dumpster enclosure between a principal building and street only if the gate is not visible from Gumwood Road or SR 23/Cleveland Road; and reduce the minimum setback of the dumpster enclosure from 50' to 25' from Gumwood Road and SR 23/Cleveland Road.

*VOTE*

**PLAT #20-04** A request submitted by A&E Management, LLC, seeking approval of the two (2) lot Assisi Village Minor Subdivision located at **3025 Grape Road**.

*VOTE*

**PLAT #20-05** A request submitted by Christina Vigil and Mohamed Jojo seeking approval of the one (1) lot Mishawaka Avenue Minor Subdivision.

*VOTE*

**DESIGN REVIEW:  
DR #20-07**

A request submitted by M J Investments, LLC, requesting a waiver from the Mishawaka City Design Review Ordinance Section 105-78 Architectural Features/Details to mount a Mini-Cooper with wall graphics on east wall at **101 East Mishawaka Avenue**.

*VOTE*

**OLD BUSINESS  
NEW BUSINESS  
PRIVILEGE OF THE FLOOR  
ADJOURNMENT**