



**AGENDA**

**MONDAY – APRIL 7, 2025 – 6:30 PM**

Council Chambers, City Hall; 6070 Central Avenue, Portage, Indiana

**CALL TO ORDER**

**ROLL CALL & DETERMINATION OF QUORUM**

**APPROVAL OF MINUTES – MARCH 3, 2025**

**REPORTS OF OFFICERS & COMMITTEES**

**NEW BUSINESS: PUBLIC HEARING**

**Z-02-25:** SimonCRE CSH IV, LLC c/o Tyler Beeck, 6900 E 2nd St, Scottsdale, Arizona, requesting a change of zoning from R1 (Very Low Density Residential) to C2 (Medium/Large Scale Commercial) and M2 (Multi-Family Residential) on the south and east corner of Airport Road and U.S. Highway 6, Parcel ID No:64-06-30-100-024.000-016 consisting of 84.299 acres.

**P-01-25:** Drive & Shine Car Wash c/o Greg Lorig with DVG Team, Incorporated, 1155 Troutwine Road, Crown Point, Indiana, seeking Primary Plat for 2 lots in DEV H24 Subdivision at 5870 U.S. Highway 6.

**AMENDED P-03-24:** Luke Land, LLC c/o Daniel Tursman with Luke Land, LLC, 3592 North Hobart Road, Hobart, Indiana, seeking primary plat approval of Luke Store 247 Subdivision, approximately 1.56 acres +/- consisting of 1 lot to construct a Luke Oil Gas Station on the lot at 6375 Central Avenue (including 6349 Central Avenue the former Beef Mart Building).

**NEW BUSINESS:**

**SP-03-25:** NMLK Indiana c/o Steve DeBold with Chester Inc., 555 Eastport Centre Drive, Valparaiso, Indiana, seeking Site Plan Approval to construct a 5,160 square foot office at 905 Sun Drive, Port of Indiana.

**S-01-25:** Luke Land, LLC c/o Daniel Tursman, 3592 North Hobart Road, Hobart, Indiana, seeking Secondary Plat approval for 1 lot in Luke Store 247 Subdivision at 6375 Central Avenue.

**SP-01-25:** Luke Land, LLC c/o Daniel Tursman, 3592 North Hobart Road, Hobart, Indiana, seeking Site Plan approval to construct a 4,081 square feet Luke Oil Gas Station/Convenience Store at 6375 Central Avenue.

**S-03-25:** Drive & Shine Car Wash c/o Greg Lorig with DVG Team, Incorporated, 1155 Troutwine Road, Crown Point, Indiana, seeking Secondary Plat for 2 lots in DEV H24 Subdivision at 5870 U.S. Highway 6.

**SP-02-25:** Drive & Shine Car Wash c/o Greg Lorig with DVG Team, Incorporated, 1155 Troutwine Road, Crown Point, Indiana, seeking Site Plan approval to construct a 18,656 square foot Drive and Shine Car Wash at 5870 U.S. Highway 6.

Any other matters that may come before this Plan Commission.