



REVISED 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

P-02-25: Kaaap Properties LLC c/o Richard Piazza with Abonmarche, 17 North Washington Street, Valparaiso, Indiana seeking Primary Plat for 8 lots and 1 outlot for Jenny’s Landing subdivision at 5740 US Highway 6.

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.