

**TENTATIVE AGENDA  
LAKE COUNTY PLAN COMMISSION  
WEDNESDAY, SEPTEMBER 17, 2025 - 5:30 P.M.**

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**I. Meeting called to order**

**II. Pledge of Allegiance**

**III. Emergency exit announcement:** In case of an emergency, exit the Commissioners' Courtroom/Council Chamber, proceed to the stairs, go to the second floor, and exit the building. Do not enter an elevator in an emergency. If you require assistance, a Plan Commission employee will escort or assist you. Please silence any cellular phones during this meeting. If you receive a call during this meeting, please excuse yourself with as little disruption as possible to these proceedings.

**IV. Record of those present**

**V. Communications**

**VI. Minutes**

**VII. Old Business**

**VIII. New Business**

**1. 25-FS-04 PC – Sam and Ainsley Lenting, Owners/Petitioners – Resubdivision Lot 47 Dalecarlia Fairways**

Located approximately 2/10 of a mile south of W. 153<sup>rd</sup> Avenue on the east side of Ralston Place, a/k/a 15407 Ralston Place in Cedar Creek Township.

**Request:** Final Approval

**Purpose:** Subdivision (1 lot)

approved\_\_\_\_ denied\_\_\_\_ deferred\_\_\_\_ vote\_\_\_\_

**2. 25-W-05 PC – Wille Brothers Company, Owner/Petitioner – Wille Brothers Subdivision**

Located approximately 2/10 of a mile east of Clay Street on the south side of E. 181<sup>st</sup> Avenue (State Rd. 2) in Eagle Creek Township.

**Request:** Waiver from Title 154, Unified Development Ordinance, Article 12, Subdivision Design and Improvements, Chapter 40, Lots, Section (E) (1) Flag Lot.

**Purpose:** To allow a subdivision with a flag shaped lot.

approved\_\_\_\_ denied\_\_\_\_ deferred\_\_\_\_ vote\_\_\_\_

3. **25-PS-05 PC – Wille Brothers Company, Owner/Petitioner – Wille Brothers Subdivision**  
Located as above

**Request:** Primary Approval

**Purpose:** Subdivision (1 lot)

approved\_\_\_\_\_ denied\_\_\_\_\_ deferred\_\_\_\_\_ vote\_\_\_\_\_

4. **25-ZC-07 PC – Doug Lottes, Owner and Nathan Vis, Petitioner**  
Located approximately 8/10 of a mile south of W. 133<sup>rd</sup> Avenue on the west side of Chase Street in Center Township.

**Request:** Zone Change from A-1 (Agricultural Zone) to RR (Rural Residential).

**Purpose:** To allow a proposed residential subdivision.

favorable\_\_\_\_\_ unfavorable\_\_\_\_\_ deferred\_\_\_\_\_ vote\_\_\_\_\_

5. **25-ZC-08 PC – Mike Schilling, Owner and Mike Skurka, Petitioner**  
Located approximately ½ mile west of Calumet Street on the north side of W.109<sup>th</sup> Avenue, a/k/a 15104 W. 109<sup>th</sup> Avenue in Hanover Township.

**Request:** Zone Change from A-1 (Agricultural Zone) to R-1 (One-Family Zone).

**Purpose:** To allow a proposed residential subdivision.

favorable\_\_\_\_\_ unfavorable\_\_\_\_\_ deferred\_\_\_\_\_ vote\_\_\_\_\_

**IX. Study Session**

1. **25-SS-02 PC – LHA Properties, LLC, Owner and Cross Creek Ranch, Inc. (C/O Timothy Kuiper), Petitioner**  
Located approximately 3/10 of a mile west of Burr Street on the north side of W. 125<sup>th</sup> Avenue, a/k/a 6330 W. 125<sup>th</sup> Avenue in Center Township.

**Request:** Study Session pursuant to Title 154-17-100, Special Exceptions, Chapter E Pre-Application Meetings and Study Sessions for the purpose of Agritourism/Agritainment.

**Purpose:** To provide an early opportunity for the Lake County Plan Commission to discuss the feasibility of the applicant’s proposal and conduct a preliminary evaluation of possible land use impacts.

8/20/2025 Deferred by Plan Commission at the request of the petitioner.

2. **25-SS-03 PC – Aaron Hacker, Owner and Aaron Hacker (C/O Timothy Kuiper), Petitioner**  
Located approximately 2/10<sup>th</sup> of a mile north of W. 137<sup>th</sup> Avenue, on the east side of Iowa Street a/k/a 13535 Iowa Street, in Center Township

**Request:** Study Session pursuant to Title 154-17-100, Special Exceptions, Chapter E.  
Pre-Application Meetings and Study Sessions for the purpose of fill.

**Purpose:** To provide an early opportunity for the Lake County Plan Commission to discuss the feasibility of the applicant's proposal and conduct a preliminary evaluation of possible land use impacts.

8/20/2025 Deferred by Plan Commission at the request of the petitioner.

**X. Site Development Plans Approved by Staff**

1. **25-SDP-16 PC – Mulder Real-Estate, LLC, Owner/Petitioner**  
Located approximately ½ mile west of Gibson Street on the south side of US 231, a/k/a 5110 E. State Road 8.

**Purpose:** Commercial Fence

2. **25-SDP-17 PC – Diana Jagiella, Owner/Petitioner**  
Located approximately ½ mile west of Grand Blvd. on the south side of US 231, a/k/a 5507 E. State Road 231 in Winfield Township.

**Purpose:** Entrance and Parking Lot.

3. **25-SDP-18 PC – Lake County Indiana, Owner/Petitioner**  
Located at the southwest quadrant at Greenwood Avenue and Court Street, a/k/a 889 S. Court Street in Center Township.

**Purpose:** Lake County Fairgrounds Bathroom Remodel