

**TENTATIVE AGENDA
LAKE COUNTY PLAN COMMISSION
WEDNESDAY, JANUARY 21, 2026 - 5:30 P.M.**

MEETING CAN BE VIEWED BY GOING TO LAKECOUNTYIN.GOV

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

1. 25-SE-07 BZA – Aaron Hacker, Owner and Aaron Hacker (C/O Timothy Kuiper), Petitioner

Located approximately 2/10 of a mile north of W. 137th Avenue on the east side of Iowa Street, a/k/a 13535 Iowa Street in Center Township.

Request: Special Exception from the Unincorporated Lake County Unified Development Ordinance, Title 154, Article 16, Additional Regulations of General Applicability; Chapter 80, Regulations for Solid Fill, (A), Special Exception Approval Required.

Purpose: To allow the deposit of solid fill.

11/19/25 Deferred by Plan Commission

12/17/25 Deferred by Plan Commission at the request of the petitioner.

Favorable_____unfavorable_____deferred_____vote_____

VIII. New Business

1. 26-FS-01 PC – Pamela Purkey, Owner/Petitioner – Purkey Acres

Located approximately 6/10 of a mile north of W. 205th Avenue on the east side of Colfax Street, a/k/a 20009 Colfax Street in Cedar Creek Township.

Request: Final Approval

Purpose: Subdivision (2 lots)

approved_____denied_____deferred_____vote_____

2. **25-ZC-09 PC – Roy W. and Sandra S. Mason, Owners and John Mason, Petitioner**
Located approximately 3/10 of a mile east of Mount Street on the south side of W. 173rd Avenue, a/k/a 4607 W. 173rd Avenue in Cedar Creek Township.

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

Purpose: To allow a proposed residential subdivision.

favorable_____ unfavorable_____ deferred_____ vote_____

3. **26-W-01 PC – Mike Schilling, Owner and Mike Skurka, Petitioner – Skurka Estate**
Located approximately ½ mile west of Calumet Street on the north side of W. 109th Avenue, a/k/a 15104 W. 109th Avenue in Hanover Township.

Request: Waiver from Title 154, Unified Development Ordinance, Article 12, Subdivision Design and Improvements, Chapter 40, Lots, Section (A) (4) Lots may not exceed a depth to width ratio of more than 3.5 to 1.

Purpose: To allow a subdivision containing a proposed lot with excessive depth to width ratio.

approved_____ denied_____ deferred_____ vote_____

4. **25-PS-01 -PC – Mike Schilling, Owner and Mike Skurka, Petitioner – Skurka Estate**
Located as above

Request: Primary Approval

Purpose: Subdivision (1 lot)

approved_____ denied_____ deferred_____ vote_____

5. **26-W-02 PC – Midland States Bank, Owner and Venkata Naresh Kiran Diddi, Petitioner**
Located approximately 8/10 of a mile west of Clay Street on the south side of E. 181st Avenue (State Road 2) in Eagle Creek Township.

Request: Waiver from Title 154, Unified Development Ordinance, Article 17, Review and Approval Procedures, Chapter 70, Subdivision Waivers.

Purpose: To allow for a re-subdivision of Lot 2 in Diversified Acres.

approved_____ denied_____ deferred_____ vote_____

IX. Study Session

1. **26-SS-01 PC – Martin and Kimberly Butler, Owners and Attorney D. Eric Neff, Petitioner**
Located approximately 3/10 of a mile east of State Line Road on the north side of W. 101st Avenue, a/k/a 15504 W. 101st Avenue in St. John Township.

Request: Study Session pursuant to Title 154-17-30, Zoning Map Amendments, Chapter C. Pre-Application Meetings and Study Sessions, 1 (b), owner-initiated rezoning from R-3 (One to Four-Family-dwelling) to B-1 (Neighborhood Business Zone) for the purpose of retail sale of firewood.

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.

2. **26-SS-02 PC – Crossroads Young Men's Christian Association, Inc., Owner/Petitioner**
Located approximately 3/10 of a mile west of Chase Street on the north side of W. 141st Avenue a/k/a 3838 W. 141st 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 increasing the size of two (2) existing ponds (Excavation) and depositing the material removed from those ponds on the existing property (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.

X. Site Development Plans Approved by Plan Commission

1. **26-SDP-01 PC – V1 Tempo, LLC, Owner and Venture One Development Services, LLC, Petitioner**
Located on the south side of State Road 2 (E. 181st Avenue) east of Mississippi Street and west of Interstate 65 in Eagle Creek Township.

Purpose: Warehouse/Distribution Operations

XI. Site Development Plans Approved by Staff

XII. Public Comment