



**TOWN OF CEDAR LAKE – PLAN COMMISSION  
WORK SESSION  
December 2, 2020 7:00 P.M.**

Call To Order (Time): \_\_\_\_\_

Pledge to Flag:

Roll Call:

- |   |  |
|---|--|
| <input type="checkbox"/> Heather Dessauer | <input type="checkbox"/> Robert Carnahan                         |
| <input type="checkbox"/> Chuck Becker     | <input type="checkbox"/> Donald Oliphant, Town Engineer – CBBEL  |
| <input type="checkbox"/> John Kiepora     | <input type="checkbox"/> David Austgen, Town Attorney            |
| <input type="checkbox"/> John Foreman     | <input type="checkbox"/> Tim Kubiak, Director of Operations      |
| <input type="checkbox"/> Richard Sharpe   | <input type="checkbox"/> Michelle Bakker, Building Administrator |
| <input type="checkbox"/> Jerry Wilkening  | <input type="checkbox"/> Sarah Rutschmann, Recording Secretary   |

**Old Business:**

**1. Ravens-Site Plan**

Owner: C.L. Leasing LLC/Rory Ravens, 12528 Wicker Ave., Cedar Lake, IN 46303  
Petitioner: Rory Ravens, 12528 Wicker Ave., PO Box 339, Cedar Lake, IN 46303  
Vicinity: 12528 Wicker Avenue, Cedar Lake, IN 46303  
Legal Description: COFHEN BUSINESS PARK  
Tax Key Number(s): 45-15-20-227-001.000-014

**Request: Petitioner is requesting a Site Plan Approval**

1. Petitioner's Comments:
2. Town Engineer's Comments:
3. Building Department Comments:
4. Commission's Discussion:

**New Business:**

**1. Hanover Community School-1-Lot Subdivision, Rezone, PUD Amendment**

Owner/Petitioner: Hanover Community School Corp, 9520 W. 133<sup>rd</sup> Ave., Cedar Lake, IN 46303  
Vicinity: 10631 W. 141<sup>st</sup> Ave., Cedar Lake, IN 46303  
Legal Description: Hanover Central Middle School Sub. Lot 1 and Pt. W.1/2 SW.1/4 S.33 T.34 R.9  
(1330.02x696.5x1329.36x696.51ft) 21.25Ac  
Tax Key Number(s): 45-15-33-151-012.000-014 and 45-15-33-300-011.000-013

**Request: Petitioner is requesting a Preliminary Plat for a 1-Lot Subdivision**

**Petitioner is requesting a Rezone from Agriculture (A) Zoning District to a  
Community Business (B-2) Planned Unit Development (PUD) Zoning District**

**Petitioner is requesting a Planned Unit Development (PUD) Amendment**

1. Petitioner's Comments:
2. Town Engineer's Comments:
3. Building Department Comments:
4. Commission's Discussion:

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**Update Items:**

1. Beacon Pointe Unit 3 – Performance Letter of Credit – Expires May 13, 2021
2. Beacon Pointe Unit 4 – Performance Letter of Credit – Expires October 1, 2021

**Public Comment:**

**Adjournment:**

**Press Session:** Plan Commission Public Meeting – December 16, 2020 at 7:00 p.m.  
Plan Commission Work Session – January 2021

*The Town of Cedar Lake is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding accessibility of the meeting or the facilities, please contact the Town Hall at (219) 374-7400.*