

Wells County Plat Committee Agenda

July 17, 2025 @ 9:00 am

Wells Co Annex Building

Call to Order:

Roll Call:

____ Jarrod Hahn – Wells County Area Plan Commission Appointee #1 – Term: 1/1/2025 – 12/31/2025
____ Bill Horan – Wells County Area Plan Commission Appointee #2 – Term: 1/1/2025 – 12/31/2025
____ Lynne Huffman – Wells County Area Plan Commission Appointee #3 – Term: 1/1/2025 – 12/31/2025
____ Nick Huffman – Wells County Area Plan Commission Appointee #4 – Term: 1/1/2025 – 12/31/2025
____ Michael Lautzenheiser, Jr. – Wells County Area Plan Commission Appointee #5 – Term: 1/1/2025 – 12/31/2025

Tim Sipe – Attorney – Wells County Area Plan Commission – Term: 1/1/2025 – 12/31/2025

Suzie Gentis – Wells County Area Plan Commission – Term: Virtue of Office

Tracey Ulmer – Wells County Area Plan Commission - Term: Virtue of Office

Approval of the Meeting Minutes from July 3, 2025

Development Plan:

A 25-08-14 HARRISON TWP. NE/4 5-26N-12E Wilson Park Development Partnership & Futures LLC / Gorman and Company LLC request approval for a proposed 11-building 40-unit townhouse project. The property is located at the end of both W Central Street and W South Street, Bluffton, IN 46714, and is currently zoned R-3.

A 25-08-15 HARRISON TWP. NW/4 9-26N-12E. The City of Bluffton requests approval for the proposed Wells Community Pool Project. The property is located at 310 W Spring Street, Bluffton, IN 46714, and is currently zoned R-1.

Major Subdivision:

Pond:

Division of a Minor Subdivision:

Minor Subdivisions / Additions / Combines:

Old

New

**PC 2025-077 Caleb & Paula Smith
200 W Between 1000 N & 1100 N
5.0 acres with 331.30' of road frontage
Minor Subdivision**

**PC 2025-078 Mark & Cynthia Imel Trustees of Irrevocable Trust
500 E between 900 N & 1000 N
5.0 acres with 356.30' of road frontage
Minor Subdivision**

Other:

Discussion:

Adjourn: