PLYMOUTH PLAN COMMISSION
March 3, 2026

The Plymouth Plan Commission met in regular session in the Council Chambers of the City Building, 124 North Michigan Street, Plymouth, Indiana, on March 3, 2026, at 6:00 p.m.

Commission President Doug Feece called the meeting to order for Commissioners Alex Eads, Mark Gidley, Shiloh Carothers Milner, Linda Secor, Dan Sellers, Fred Webster, and Paul Wendel, who were physically present and answered roll call. Commissioners Randy Longanecker, Beth Pinkerton, and Angela Rupchock-Schafer were absent. Others present were Building Commissioner Dennis Manuwal Jr., City Attorney Jeff Houin, and Plan Director Ty Adley. The public was able to see and hear the meeting through Zoom and streamed live at https://www.youtube.com/@CityofPlymouth.

Commissioners Webster and Gidley moved and seconded to approve the minutes of the last regular meeting on January 6, 2026. The motion carried.

The following legal notice was advertised in the Pilot News newspaper on February 21, 2026:

NOTICE OF PUBLIC MEETING

The Plan Commission of the City of Plymouth, Indiana will hold a meeting on March 3rd, 2026, at 6:00 p.m. in the Council Chambers of the City Building, 124 N. Michigan St. (Garro St. entrance), Plymouth, Indiana on the following matters:

PC 2026-04: ARTHUR G & LISA J CO TRUSTEES, 13268 Nutmeg Trail, Plymouth, IN 46563: A request for a 2 lot Minor Subdivision of a 29.742 acre property located at 1221 Elm Street Plymouth, IN 46563. Identified as parcel 50-32-08-000-039.000-018, zoned R-2, Rural Residential District.

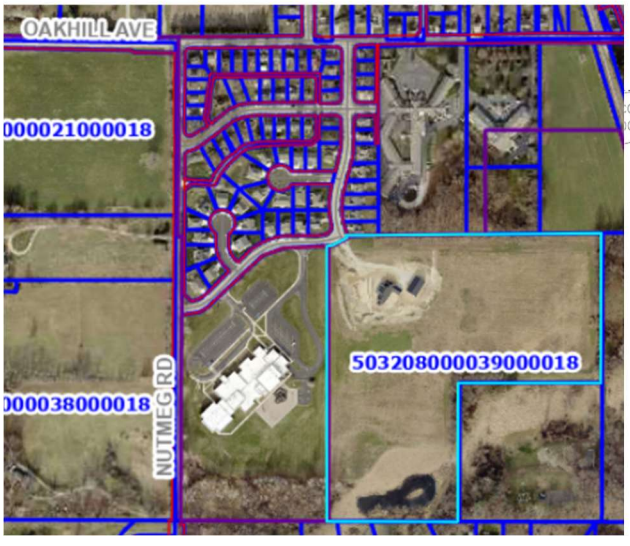
Information on these matters may be obtained at the office of the Clerk-Treasurer,124 N. Michigan St., Plymouth, IN and telephone #574-936-2124.

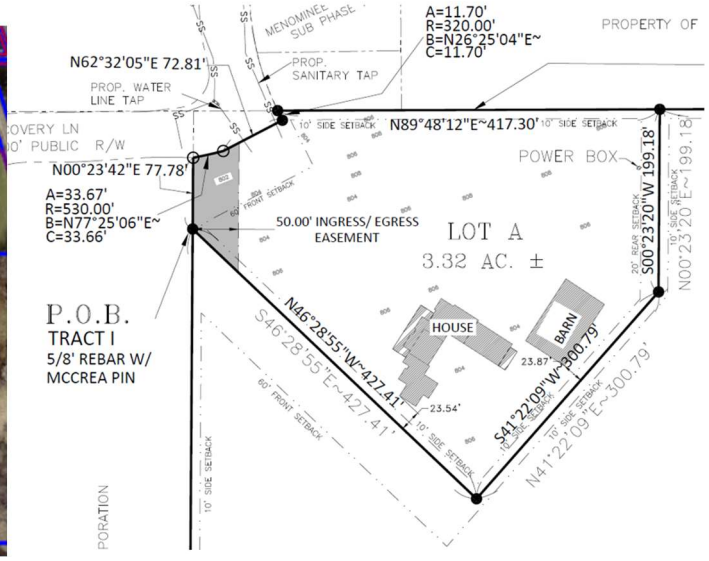
If you are disabled and need special accommodations, please call the ADA Coordinator at 574-936-2948.

Kyle Williams, Recording Secretary, Plan Commission, February 21st, 2025.

PC 2026-04: ARTHUR G & LISA J CO TRUSTEES, 13268 Nutmeg Trail, Plymouth, IN 46563: A request for a 2-lot Minor Subdivision of a 29.742-acre property located at 1221 Elm Street, Plymouth, IN 46563. Identified as parcel 50-32-08-000-039.000-018, zoned R-2, Rural Residential District.

Plan Director Adley reviewed the findings of fact and the request from the applicant. He shared the maps below:





Eads represented the petitioner, so he abstained from this case.

Commissioners Webster and Milner moved and seconded to open the public hearing. The motion carried.

There were no comments at that time.

Commissioners Webster and Wendel moved and seconded to close the public hearing. The motion carried.

Sellers asked if the owner had any interest in selling the L-shaped part of the property anytime soon.

Adley replied that there was no interest in selling soon.

Commissioners Sellers and Webster moved and seconded to approve PC 2026-04 as presented. The motion passed by roll call vote.

In Favor: Gidley, Milner, Secor, Sellers, Webster, Wendel, and Feece
Opposed: N/A
Absent: Longanecker, Pinkerton, and Rupchock-Schafer
Abstain: Eads

Comprehensive Plan Update / Other Business:

Adley stated they held our public input session for the Ball State addition to our Comprehensive Plan, which includes the northeast neighborhood. He stated we had a full room that evening, which was exciting to see.

Feece referenced his concerns at the property on the south side of the city where a property owner parked out in the county right-of-way. This concern was redirected to Marshall County Highway Superintendent Jason Peters.

With there being no other business to come before the Commission, Commissioners Wendel and Webster moved and seconded to adjourn the meeting. The motion carried, and the meeting adjourned at 6:15 p.m.

/s/ Kyle Williams
Recording Secretary