



CITY OF VALPARAISO

166 Lincolnway
Valparaiso, IN 46383
(219) 462-1161
Valpo.us

Ellen Kapitan

Member
appointed by City Council
from its membership

Tim Warner, Vice President

Member
appointed by Park Board

Vic Ritter

Member or designated rep
appointed by Board of Works

Max Rehlander, PE

City civil engineer or a qualified
assistant appointed by same

Matt Evans, President

Citizen Member
appointed by Mayor

Clay Patton

Citizen Member
appointed by Mayor

Harry Peterson

Citizen Member
appointed by Mayor

Sarah Litke

Citizen Member
appointed by Mayor

Diane Worstell

Citizen Member
appointed by Mayor

Kyle Yelton

Alternate Member
appointed by Mayor

STAFF

Bob Thompson, Executive Secretary

Mark Worthley, Attorney

Valparaiso Plan Commission Meeting Agenda

Tuesday, October 7, 2025, 5:30 p.m. CST
City Hall, 166 Lincolnway, Valparaiso, IN 46383
Council Chambers

1. Call to Order
2. Pledge of Allegiance
3. Roll Call and Declaration of a Quorum
4. Consideration of Minutes of the previous meeting(s)
 - September 2, 2025
5. Old Business and Matters Tabled

PP25-001 (Public Hearing Closed)
Lake Acquisitions, Inc. & Prairie Development, LLC. c/o Olthof Homes, LLC. The petitioner requests approval of a primary plat for a two hundred eighty (280) lot subdivision to be known as Midwood Terrace located on about 80 acres at the northwest corner of CR 500 North and CR 175 west.
6. New Business

RZ25-003 (Public Hearing)
Luke Land, LLC. The petitioner seeks to rezone approximately 70 acres at the Northwest corner of State Road 130 and CR 250 W. (Tower Road). The current zoning of the property is RU Rural, and the proposed zoning is GR General Residential and CG Commercial General.

RZ25-002 (Public Hearing)
The Valparaiso Department of Parks and Recreation. The petitioner seeks to rezone Lots 5-8 and a portion of Lots 3 and 4 in Block 2 of Fiske Subdivision also know as 605 Beech. St. The current zoning is PS Public Space, and the proposed zoning is UR Urban Residential.

RP25-002 (Public Hearing)
Vansland2, LLC. The petitioner has requested to replat a portion of Lot 12 in Porter's Vale Shopping Center into a one-lot subdivision for development.

PUDA25-002 (Public Hearing)
A petition filed by Leeth Law LLC, 2700 Valparaiso St. #2412, Valparaiso, IN 46384 on behalf of The Brooks Land LLC. The petitioner seeks an Amendment to the Alternate Plan for Phase 3 in The Brooks at Vale Park.
7. Other Business
8. Adjournment

Next scheduled meeting: Tuesday, November 4, 2025, 5:30 p.m.

The agenda packet can be reviewed on the city's website (Valpo.us). Interested persons desiring to participate in the public hearing process for a petition on the agenda may attend in person or submit written comments (with name, address, and email address/telephone number) to the Planning Department prior to the hearing date (planningdepartment@valpo.us or City Hall address provided above). For questions about a petition or about the meeting in general, contact the Planning Department at planningdepartment@valpo.us, (219) 462-1161, or visit City Hall. The meeting will be livestreamed on the city's website. A recording of the meeting will be posted on the city's website, and meeting minutes will be posted on the city's website once approved.