



Plan Commission Work Session Agenda

January 7, 2026 – 6:00 PM

Chuck Becker (R)
Term Start: 01/01/2024
Expires: 12/31/2027

Greg Parker, (R)
Secretary
Term Start: 04/17/2025
Expires: 12/31/2027

Robert H. Carnahan
(R)
Term Start: 01/01/2023
Expires: 12/31/2026

Pete Swick (D)
Term Start: 06/01/2025
Expires: 12/31/2028

James Hunley (D)
Term Start: 01/01/2024
Expires: 12/31/2027

Jerry Wilkening,
Vice President (R)
Term Start: 01/01/2026
Expires: 12/31/2029

John Kiepura,
President (R)
Term Start: 01/01/2026
Expires: 12/31/2029

Luke Sherry,
Town Engineer
CBBEL

David Austgen,
Town Attorney

Benjamin Eldridge,
Town Manager

Tim Kubiak,
Director of Operations

Cheryl Hajduk,
Recording Secretary

CALL TO ORDER: ____ pm

PLEDGE OF ALLEGIANCE

ROLL CALL:

Old Business:

1. 2025-27- M&L's Adventure, LLC- Rezone and Preliminary Plat

Petitioner: Vis Law, 12632 Wicker Avenue, Cedar Lake, IN 46303
Owner: M&L's Adventure, LLC c/o Vis Law, 12632 Wicker Avenue, Cedar Lake, IN 46303
Vicinity: 10715 W 133rd Ave, Cedar Lake, IN 46303
Parcel ID #45-15-28-126-017.000-014 and 45-15-28-126-023.000-014

Request: Petitioner is requesting a Rezone of the property and Preliminary Plat approval for a 1 lot subdivision

2. 2025-37- Quick Run Gas Station Lakeview Business Park lot 1.5 – Preliminary Plat Approval

Petitioner: DVG Team, 1155 Troutwine Road, Crown Point, IN
Owner: Shamir Manhani, 9028 Parkside Lane, St. John, IN
Vicinity: 13795 Wicker Ave., Cedar Lake, IN; 13775 Wicker Ave., Cedar Lake, IN
Parcel ID# 45-15-28-302-005.000-014; 45-15-28-302-004.000-014; 45-15-28-302-003.000-014

Request: Petitioner is requesting Preliminary Plat Approval for a 2 Lot subdivision

New Business:

1. 2025-34 – Pinto Concrete/Serrano- Site Plan

Owner/Petitioner: Luis E. Serrano, 1927 Spruce Cir., Munster, IN 46321
Vicinity: 12644 Wicker Avenue, Cedar Lake, IN 46303
Parcel ID# 45-15-20-229-019.000-014

Request: Petitioner is requesting Site Plan approval

2. 2025-44- Culler – Preliminary Plat

Petitioner: Vis Law, 12632 Wicker Avenue, Cedar Lake, IN 46303
Owner: Joshua Culler, c/o Vis Law, 12532 Wicker Avenue, Cedar Lake, IN
Vicinity: 9117 137th Avenue, Cedar Lake, IN 46303
Parcel ID#: 45-15-27-332-003.000-014

Request: Petitioner is requesting Preliminary Plat for lot amendment for the Winding Creek Subdivision

3. 2025-46 – Storsafe of Cedar Lake

Owner/Petitioner: Storsafe of Cedar Lake, LLC, 5301 Dempster St., Suite 300, Skokie, IL

Vicinity: 13649 Wicker Avenue, Cedar Lake, IN 46303

Parcel ID#: 45-15-28-157-008.000-014

Request: Petitioner is requesting driveway connection to Osborne Street to Storsafe of Cedar Lake

4. 2025-47- Wedding Development- Site Plan

Owner/Petitioner: Kim Wedding, Wedding Development, LLC, 15590 Hendricks Street, Lowell, IN 46353

Vicinity: 13791 Osborn Street, Cedar Lake, IN 46303

Parcel ID#: 45-15-28-305-005.000-014

Request: Petitioner is requesting site plan approval for a single building on lot #13 in Lakeview Business Park Commercial/ Industrial Building

5. 2025-48- Barbara Littles Salon- Site Plan

Petitioner: Barbara Littles, 9602 W. 135th Place, Cedar Lake, IN 46303

Owner: Tommy Littles, 9602 W. 135th Place, Cedar Lake, IN 46303

Vicinity: 9602 W 135th Place, Cedar Lake, IN 46303

Parcel ID# 45-15-28-280-006.000-014

Request: Petitioner is requesting site plan approval to move hair salon to an attached garage at their home

Letters of Credit:

- 1. Crown Point Community School Corporation- Notice of Cancellation for Letter of Credit set to expire on February 19, 2026 in the amount of \$312,389.00**
- 2. Centennial Estates Phase 1- Maintenance Letter of Credit set to expire February 25, 2025. Recommendation of Town Engineer to allow Letter of Credit to expire**

Update Items:

- 1. Beacon Pointe Unit 6 Performance Letter of Credit in the amount of \$133,733.95 to expire on January 27, 2026 has been extended until July 27, 2026.**
- 2. Beacon Pointe Unit 7 Performance Letter of Credit in the amount of \$309,673.13 to expire on January 27, 2026 has been extended until July 27, 2026.**

Tabled:

2023-18 Bay Bridge
2023-19 Founders Creek
2023-20 Red Cedars

Public Comment:

Adjournment:

Plan Commission Public Meeting – January 21, 2026 at 7:00 p.m.

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 Cedar Lake Town Hall at (219) 374-7400.