

**WHITLEY COUNTY PLAN COMMISSION
REGULAR MEETING MINUTES
SEPTEMBER 19, 2018 7:00 P.M.**

MEMBERS PRESENT

John Johnson
John Woodmansee
Elizabeth Deckard
Mark Mynhier
Thor Hodges
Joe Wolf

MEMBERS ABSENT

Doug Wright
Brad Wolfe
Tom Western

STAFF

Nathan Bilger
Jennifer Shinabery

ATTORNEY

Dawn Boyd

VISITORS

There were 8 visitors who registered their attendance at the September 19, 2018 regular meeting of the Whitley County Plan Commission. A signed guest list is kept on record.

CALL TO ORDER/ROLL CALL/OATH TO WITNESSES

Mr. Johnson called the meeting to order at 7:01 p.m. Ms. Shinabery read the roll call with all members present and absent listed above.

Mr. Johnson explained that due to the absence of both the President and the Vice-President, a President pro-tempore would need to be elected. Mr. Woodmansee made a motion to elect Mr. Hodges as President pro-tempore, seconded by Ms. Deckard. The motion passed unanimously.

Attorney Boyd administered the oath to those present who wished to speak during the meeting.

CONSIDERATION AND ADOPTION OF THE AUGUST 15, 2018 REGULAR MEETING MINUTES

Mr. Hodges asked if there were any additions or corrections to the August 15, 2018 regular meeting minutes. There being none, Mr. Woodmansee made a motion to approve the minutes as presented, seconded by Mr. Johnson. The motion passed unanimously.

OLD BUSINESS

18-W-ZOA-1 Mr. Bilger explained that he had planned to conduct a debriefing on the process, however, with three members absent, that would be better done at another time. He explained that Findings of Fact, not required for the Plan Commission, would be presented to the County Commissioners. He stated that the petition is tentatively scheduled on the agenda for the next

Commissioner's meeting on October 1st, however, with Mr. Schrumpf's planned absence, action will likely be postponed until the October 15th meeting.

NEW BUSINESS

18-W-SUBD-13 Amos Yoder, 4757 W. 300 South, Columbia City, requested primary plat approval for a 2-lot subdivision to be known as Amos Yoder Subdivision. The property is located on the south side of W. 300 South, just south of Whitley Road, more commonly known as 4757 W. 300 South, in Section 25 of Cleveland Township and is zoned AG, Agricultural District.

Mr. Bilger reviewed the staff report, explaining the details of the petition. He referred to the aerial view of the property, explaining that either the lot width at the building line would need to be adjusted for Lot 1 or the petitioner would need approval from the BZA for a reduction of the required lot width. He explained that the petitioner did receive BZA approval for reduced side setbacks. He explained that as of the writing of the staff report, soil testing had not been completed, but that had now been done and the Health Department submitted a favorable comment letter.

Kevin Michel, 4242 S. 700 East, surveyor for Walker & Associates, represented the petitioner. He explained that necessary adjustments were made in order to correct the lot width deficiency of Lot 1, and passed out new drawings for the Commission to review.

Mr. Hodges asked if there was anyone present who wished to ask questions or speak regarding this petition. There being no one, he closed the public hearing.

Mr. Hodges asked if there was any further discussion. There being none, Mr. Woodmansee made a motion to approve the petition as presented with the amended changes to the lot width and secondary plat approval designated to Plan Commission staff. Mr. Mynhier seconded and the motion passed unanimously.

ADJOURNMENT

Mr. Hodges declared the meeting adjourned at 7:15 p.m.