

LAGRANGE COUNTY PLAN COMMISSION
OCTOBER 26, 2020

THE LAGRANGE COUNTY PLAN COMMISSION MET IN REGULAR SESSION ON **MONDAY, OCTOBER 26, 2020 AT 7:00 PM.** IN THE COUNTY OFFICE BUILDING WITH THE FOLLOWING AGENDA:

CALL TO ORDER: Tyler Young called the meeting to order at 7:00 p.m.

ROLL CALL: Tyler Young, Lynn Bowen, Zack Holsinger, Freeman Miller, Steve Engleking, Miriam Carnahan, Larry Miller, and Rich Sherman. In attendance Dustin Glick, Robbie Miller and Samantha Emrick.

INVITATION FOR PUBLIC COMMENT ON NON-PUBLIC HEARING ITEMS:

ADOPT AGENDA: Lynn Bowen made a motion to adopt the agenda, Freeman Miller seconded the motion. A vote was taken, motion carried.

APPROVE MINUTES OF PREVIOUS MEETING: Lynn Bowen made a motion to postpone the approval of the minutes until the next meeting due to changes to the minutes, Larry Miller seconded the motion. A vote was taken, the motion carried.

OLD BUSINESS

SITE PLAN

(Non-Public Hearing)

SCHROCK, MERVIN & JOANN ~ TAYLOR SAWMILL ~ By: Rob Yoder (20-SP-34):

Clearspring Twp., Sect. 04, T36N R09E, zoned A-1. Located at 3095 W 300 S, LaGrange. Application is for a proposed 6,240 sq. ft. building for a wholesale rough-cut board manufacturing facility in an A-1 zone.

Robbie Miller introduced the petition and reviewed the site plan and pictures.

Rob Yoder, 7740 W SR 120, Shippshewana, was present on behalf of the petitioner and explained the site plan and the floodplain at length.

Robbie Miller stated that the Plat Committee gave the petition a positive recommendation in September.

Zack Holsinger stated that the proposed driveway and retention pond are in the regulated drain right of way and if the County ever cleans the drain the property owner will be responsible for the clean-up or added cost of the clean-up.

The board discussed the site plan.

Tyler Young asked for public comment on the petition. There was none.

Tyler Young made a motion to approve the site plan, Peter Cook seconded the motion. A roll call vote was taken 9 Yes / 0 No / 0 Abstain and the motion carried. The site plan was approved.

NEW BUSINESS

(Non-Public Hearing)

FARREN, RON ~ CAREFREE PROPERTY MANAGMENT ~ By: Rick L. Pharis, P.E.

Triad Associates, INC. (20-SP-62): Clearspring Twp., Sect. 30, T36N R09E, zoned S-1. Located at 335 E North Street, Topeka. Application is for a proposed 60'x30' office space for Dutch Village.

Robbie Miller introduced the petition and reviewed the site plan and pictures. Mrs. Miller stated that they have received a positive recommendation from the Town of Topeka.

Ron Pharis, Triad Associates, Inc., 805 Lincolnway S., Ligonier, was present on behalf of the petitioner and explained the site plan.

The board discussed the site plan.

Tyler Young asked for public comment on the petition. There was none.

Lynn Bowen made a motion to approve the site plan, Steve Engleking seconded the motion. A roll call vote was taken 9 Yes / 0 No / 0 Abstain and the motion carried. The site plan was approved.

(Non-Public Hearing)

MILLER, LEVI & MARY ~ HERITAGE BOOK STORE ~ By: Rob Yoder (20-SP-65):

Clay Twp., Sect. 35, T37N R09E, zoned A-1. Located at 1430 S 100 W, LaGrange. Application is for a proposed 768 sq. ft. building with a 6'x12' covered porch for a retail bookstore.

Robbie Miller introduced the petition and reviewed the site plan and pictures.

Rob Yoder, 7740 W SR 120, Shishewana, was present on behalf of the petitioner and explained the site plan.

The board discussed the site plan.

Tyler Young asked for public comment on the petition. There was none.

Zack Holsinger made a motion to approve the site plan, Steve Engleking seconded the motion. A roll call vote was taken 9 Yes / 0 No / 0 Abstain and the motion carried. The site plan was approved.

(Non-Public Hearing)

BIG PICTURE REAL ESTATE ~ By: Midwest Land Surveying (20-SP-55): Milford Twp., Sect. 29, T36N R11E, zoned B-3. Located at 7955 E 700 S, Wolcottville. Application is for a proposed lean-to and parking lot expansion for metal fabrication business.

Zack Holsinger made a motion to postponed the site plan to the next available Plan Commission, due to no representation. Rich Sherman seconded the motion. A voice vote was taken and the motion carried. The site plan was postponed.

COMMUNICATIONS: None

COMMITTEE REPORTS / ZONING ADMINISTRATORS REPORT: None

OTHER BUSINESS:

Robbie Miller addressed the board with information pertaining to the comprehensive plan and requested a vote. The document defines the rolls of the Plan Commission, Region 3A, the Community Foundation.

Steve Engleking made a motion to approve the Memorandum of Understanding with Region 3A, The Community and the Plan Commission. Freeman Miller seconded the motion. A roll call vote was taken 9 Yes / 0 No / 0 Abstain and the motion carried.

Mrs. Miller distributed copies of the rough draft to the Plan Commission members that are not on the Steering Committee. She then reviewed the time line for approval of the documents. There will be a Special Plan Commission meeting on Monday, December 7th at 2p.m. for Final approval.

Steve Engleking made a motion to approve the RFP to move forward with the Comprehensive Plan pending cleaning up the title. Freeman Miller seconded the motion. A roll

call vote was taken 9 Yes / 0 No / 0 Abstain and the motion carried.

Robbie Miller requested to move the December Plan Commission from December 28th to December 21st. Steve Engleking made a motion to move the December Plan Commission. Freeman Miller seconded the motion and the motion carried.

ADJOURNMENT: Tyler Young made a motion to adjourn, Zack Holsinger seconded the motion. A vote was taken, motion carried. The meeting was adjourned at 7:28 p.m.

LAGRANGE COUNTY, INDIANA

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