

## **LAGRANGE COUNTY SPECIAL PLAN COMMISSION**

***MARCH 11th, 2025***

THE LAGRANGE COUNTY PLAN COMMISSION MET IN A SPECIAL SESSION ON **TUESDAY, MARCH 11TH, 2025 AT 4:00 PM.** IN THE COUNTY OFFICE BUILDING WITH THE FOLLOWING AGENDA:

**CALL TO ORDER:** Lynn Bowen called the Plan Commission meeting to order at 5:00 p.m.

**ROLL CALL:** Lynn Bowen, Kevin Myers, Ethan Prough, Paul Yoder, Zachary Holsinger, Tyler Young and Jeff Campos.

**INVITATION FOR PUBLIC COMMENT ON NON-PUBLIC HEARING ITEMS:**

### **PUBLIC HEARING**

**LaGrange County Plan Commission**

**March 11, 2025**

**MEMBERS OF THE LAGRANGE COUNTY PLAN COMMISSION WILL CONDUCT A PUBLIC HEARING REGARDING A UNIFIED DEVELOPMENT ORDINANCE AMENDMENT ON TUESDAY, MARCH 11, 2025, AT 5:00 PM IN THE COMMISSIONERS ROOM, COUNTY OFFICE BUILDING, 114 W MICHIGAN STREET, LAGRANGE, INDIANA FOR THE FOLLOWING PURPOSES:**

To consider a proposed Unified Development Ordinance (UDO) amendment related to Dimensional Standards in the Agricultural and Residential Districts, Definitions, and General Compliance provisions related to regulation within the incorporated and unincorporated areas of LaGrange County. The subject matter of the proposed Unified Development Ordinance relates to an allowance for a setback for Animal Feeding Operations (AFO), Confined Feeding Operations (CFO), and Confined Animal Feeding Operations (CAFO) from Incorporated Towns and property zoned for residential use; addition of a definition of a Viewshed; modification of the tangent line in the Lake residential district; change the Highway Business District (B-3) setback; and Nonconforming Uses.

A copy of the proposed Unified Development Ordinance amendment is on file for examination at the LaGrange County Plan Commission office located at 114 W. Michigan Street, LaGrange, IN. Written objections to the proposed UDO amendments that are filed with the secretary of the commission prior to the hearing will be considered. Oral comments concerning the proposal will be heard at the hearing. The hearing may also be continued from time to time by the commission.

Comments made thus far (Small portion of all of the changes made):

- H. Article 1.08 Transition Rules  
Nonconforming use can continue but any expansion will need a variance is required.
- Article 2.06-3 – Changes to A-2.  
The lot split was discussed and the board decided to table this part of the amendment until further notice.
- Article 2.14-19 Dimensional Regulations  
B-3 regulations, front yard setback was corrected to be 45 feet.
- Article 3.04-29 AFO/CFO/CAFO  
Town limits Incorporated and residential zoned areas (U-1, S-1 & L-1).  
AFO – 1500 feet; CFO – 2000 feet; CAFO – 2500 feet.
- Article 5.03 Horizontally Protected Viewshed  
Robbie Miller spoke about established tangent lines, how to measure using the new viewshed. Greg Moore (6995 S 095 E) spoke about how the wording on #3 was confusing, the board explained it differently.
- Article 10.17 Penalty
- Article 13.07 Review & Decision

Refiling and failure to develop variances and special exceptions.

Lynn Bowen then asked if anyone would like to speak.

Public hearing was closed.

Tyler Young made a motion to send the changes to the Commissioners with a favorable recommendation. Jeff Campos seconded the motion.

Lynn Bowen made a motion to table the Article 2.06-3 changes, Paul Yoder seconded the motion.

A vote was taken, 7 Yes / 0 No / 0 Abstain, and the motion carried.

## ***REVIEW:***

***ADJOURNMENT:*** Lynn Bowen made a motion to adjourn. Jeff Campos seconded the motion. A vote was taken, motion carried. The meeting was adjourned at 6:10 p.m.

### NOTICE STATEMENT

The County of LaGrange does not illegally discriminate because of race, color, national origin, sex, religion, disability, or age with regards to admission, participation, or treatment in its facilities, programs, activities, or services, as required by Title III and Title VI of the American Civil Rights Act of 1964, the Americans with Disabilities Act of 1990, Title IX of the Education Amendments of 1972, the Age Discrimination Act of 1975, and their related statutes, regulations, and directives. The County has established an Anti-Discrimination Compliance Division to ensure compliance with these laws. If you would like more information concerning the provisions of these laws and about the rights provided thereby, or if you have a suggestion on how the County can better meet the needs of persons protected thereby, please contact the Division at 300 E. Factory St., LaGrange, IN 46761 or by telephone at (260)499-6352. LAGRANGE COUNTY, INDIANA

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