

**AREA PLAN COMMISSION OF TIPPECANOE COUNTY
EXECUTIVE COMMITTEE
MINUTES OF A PUBLIC HEARING**

DATE.....MARCH 02, 2022
TIME.....4:30 P.M.
PLACE..... COUNTY OFFICE BUILDING
20 N. 3RD STREET
LAFAYETTE, IN 47901

This meeting was held in-person. Members of the public may watch the livestream of the meeting at <https://www.facebook.com/TippecanoeCountyIndiana> or <https://www.youtube.com/channel/UCJleeA9ZQo9E11GdZTdjurQ/featured>

MEMBERS PRESENT

Jackson Bogan
Kathy Parker
Gary Schroeder
Tom Murtaugh
Greg Jones

MEMBERS ABSENT

Larry Leverenz
Jerry Reynolds

STAFF PRESENT

David Hittle
Ryan O’Gara
Kathy Lind
Jennifer Ewen
Eric Burns, Atty

Jackson Bogan called the meeting to order.

Attorney, Eric Burns, called the roll to establish members present.

I. APPROVAL OF MINUTES

Gary Schroeder moved to approve the minutes from the January 5, 2022 meeting. Greg Jones seconded, and the minutes, as submitted, were approved by unanimous voice vote.

II. NEW BUSINESS

Kathy Lind stated the petitioner for **S-5055 Pretty Prairie Minor Subdivision (minor-sketch)** has requested a continuance to the March 16th APC meeting in order to obtain soil testing.

III. PUBLIC HEARING

Gary Schroeder moved to continue **S-5055 Pretty Prairie Minor Subdivision (minor-sketch)** to the March 16th APC public hearing at the petitioner’s request. Greg Jones seconded, and the motion carried by unanimous voice vote.

IV. APPROVAL OF THE MARCH 2022 APC PUBLIC HEARING AGENDA

Gary Schroeder moved that the following UZO amendment be placed on the March 16, 2022 Area Plan Commission public hearing agenda:

UZO Amendment #103: Change “home occupations” to allow state-licensed medical professionals (UZO Sections 5-5-3 and 5-5-4) and would require self-storage warehouse businesses within the urbanized areas to obtain a special exception (UZO Section 3-2).

Greg Jones seconded, and the motion carried by unanimous voice vote.

Gary Schroeder moved to continue the self-storage warehouse businesses until it is sent to the full APC by the Ordinance Committee. Greg Jones seconded, and the motion carried by unanimous voice vote.

Gary Schroeder moved that the following subdivision petition be placed on the March 16, 2022 Area Plan Commission public hearing agenda at petitioner's request, placement thereon being without reference to compliance or non-compliance with the adopted subdivision ordinance:

S-5060 The Oasis (major-preliminary).

Greg Jones seconded, and the motion was carried by unanimous voice vote.

Gary Schroeder moved that the following rezoning petitions be placed on the March 16, 2022 Area Plan Commission public hearing agenda:

Z-2847 Tippecanoe Acquisitions, LLC (West Heights Condominiums) (R1 to PDRS); And Z-2850 Purdue Research Foundation (CBW to R4W).

Greg Jones seconded, and the motion was carried by unanimous voice vote.

V. APPROVAL OF THE MARCH ABZA PUBLIC HEARING AGENDA

Gary Schroeder moved that the following petitions be placed on the March 23, 2022 Area Board of Zoning Appeals Public Hearing Agenda:

BZA-2070 Tim Valiant; And BZA-2073 Jon Sheidler–Landworx Engineering.

Greg Jones seconded, and the motion was carried by unanimous voice vote.

VI. DETERMINATION OF VARIANCE – LAFAYETTE DIVISION OF THE ABZA

Gary Schroeder moved that the following requests for variance from the Unified Zoning Ordinance are not requests for use variance, prohibited from consideration by ordinance and statute:

CASE #2022-08 BLACKTHORN HOLDINGS, LLC - Amended; CASE #2022-10 DENTAL CARE OF LAFAYETTE; And CASE #2022-11 JETBOY, LLC.

Greg Jones seconded, and the motion was carried by unanimous voice vote.

VII. REVIEW AND APPROVAL OF THE JANUARY AND FEBRUARY BUDGET REPORT

Gary Schroeder moved to hear and approve the January 2022 and February 2022 Budget Reports as submitted. Greg Jones seconded.

David Hittle stated the budget reports for January and February are located in the back of the packet. He offered to answer any questions.

Jackson Bogan asked for any questions from the commission members. There were none.

Jackson Bogan asked all in favor, and the motion carried by unanimous voice vote.

VIII. OTHER BUSINESS

None.

IX. ADJOURNMENT

Gary Schroeder moved to adjourn.

Meeting adjourned at 4:39 PM.

Respectfully Submitted,

Jennifer A. Ewen
Recording Secretary

Reviewed By,

A handwritten signature in dark ink, appearing to read "D. Hittle", with a horizontal line extending to the right from the end of the name.

David Hittle
Executive Director