

THE  
AREA PLAN COMMISSION  
OF TIPPECANOE COUNTY

NOTICE OF PUBLIC HEARING

DATE.....MAY 18, 2022  
TIME..... 6:00 P.M.  
PLACE ..... COUNTY OFFICE BUILDING  
20 NORTH 3RD STREET  
LAFAYETTE, IN 47901

**(TENTATIVE)**  
**A G E N D A**

- I. BRIEFING SESSION
- II. APPROVAL OF MINUTES
- III. NEW BUSINESS
- IV. PUBLIC HEARING
  - A. ORDINANCE AMENDMENTS
    - 1. **UZO AMENDMENT #103-A:**  
This is the section of UZO Amendment #103 that was previously tabled, related to self-storage warehouse businesses within urbanized areas. It returns to the Area Plan Commission with amendments from the Lafayette City Council and the County Commissioners.
    - 2. **UZO AMENDMENT #104:**  
This amendment would create a definition for a “haven home,” a particular type of social service facility, and add this use to the permitted use table of the UZO.
  - B. SUBDIVISIONS
    - S-5071 WIGGINS FARM SUBDIVISION (major-preliminary):**  
Petitioner is requesting preliminary approval of a 78-lot, residential subdivision (with two outlots) on 29.61 acres located on the east side of N. Salisbury Street, ¼ mile north of Kalberer Road, in West Lafayette, Wabash 06 (NE) 23-4.

C. REZONING ACTIVITIES

1. **Z-2847 TIPPECANOE ACQUISITIONS, LLC (West Heights Condominiums) (R1 to PDRS):**

Petitioner is requesting rezoning of approximately 16.61 acres for a multi-building, residential condominium development containing a maximum of 158 units. The property is located at the southeast corner of the intersection of Klondike Road and Cumberland Avenue in Wabash 11 (NW) 23-5. CONTINUED FROM THE APRIL APC MEETING BECAUSE THE JOURNAL & COURIER DID NOT PUBLISH THE LEGAL AD. FINAL CONTINUANCE.

2. **Z-2854 NEWCASTLE HOLDING, LLC (A to I3):**

Petitioner is requesting rezoning of 16.25 acres of land located at the northwest corner of Newcastle Road and Old CR 350 S, Sheffield 7 (NW) 22-3. CONTINUED FROM THE APRIL APC MEETING AT PETITIONER'S REQUEST. FIRST CONTINUANCE.

3. **Z-2856 BET RENTALS, LLC (R1 to GB):**

Petitioner is requesting rezoning of 1.716 acres located on the north side of Brady Lane, east of Concord Road, specifically, 3416 Brady Lane, Lafayette, Wea 3 (NE) 22-4.

4. **Z-2857 BET RENTALS, LLC (I3 to GB):**

Petitioner is requesting rezoning of four lots located on the north side of Brady Lane, between Concord Road and Sagamore Parkway, specifically unimproved lots 3, 4, 5, & 6 of Norfleet Commercial Subdivision, Part 4, also known as 3488 thru 3524 Brady Lane, Lafayette, Wea 3 (NE) 22-4.

5. **Z-2858 PATRICK O'NEIL & MELINDA O'NEIL (R3W to R4W):**

Petitioners are requesting rezoning of a single lot located at 418 Harrison Street, located on the north side of Harrison, between S. Grant and Sheetz Streets, West Lafayette, Wabash 19 (SW) 23-4.

6. **Z-2859 JASMINE JONES (NBU to R1U):**

Petitioner is requesting rezoning of an existing, legally non-conforming residence located at 707 Wabash Avenue, Lafayette, Fairfield 29 (NW) 23-4.

V. ADMINISTRATIVE MATTERS

VI. APPROVAL OF THE JUNE EXECUTIVE COMMITTEE AGENDA

VII. DETERMINATION OF VARIANCES -- Area Board of Zoning Appeals

VIII. DIRECTOR'S REPORT

IX. CITIZENS' COMMENTS AND GRIEVANCES

X. ADJOURNMENT