

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

DATE.....APRIL 06, 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

Larry Leverenz
Kathy Parker
Gary Schroeder
Tom Murtaugh
Greg Jones
Jackson Bogan
Jerry Reynolds

MEMBERS ABSENT

STAFF PRESENT

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

Larry Leverenz 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 March 2, 2022 meeting. Greg Jones seconded, and the minutes, as submitted, were approved by unanimous voice vote.

II. NEW BUSINESS

None.

III. PUBLIC HEARING

No cases have been filed.

IV. APPROVAL OF THE APRIL 2022 APC PUBLIC HEARING AGENDA

Gary Schroeder moved that the following subdivision petitions be placed on the April 20, 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-5064 Discovery Park District Third and McCormick (major-preliminary);
S-5065 Sterrett Acres (minor-sketch); AND
S-5066 Meeks Minor Subdivision, Phase 2, A Replat Of Meeks Minor Lot 2 (minor-sketch).

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

Gary Schroeder moved that the following rezoning petitions be placed on the April 20, 2022 Area Plan Commission public hearing agenda:

Z-2849 Subtext Acquisitions, LLC – Brandt Stiles (Verve West Lafayette PD) (R3W & PDRS to PDMX);
Z-2851 Monterey Apartments, LLC – Dustin Zufall (Monterey Apartments PD) (R3W to PDRS);
Z-2852 Purdue Research Foundation – Jeremy Slater (Source at Discovery Park District PD) (CBW to PDRS);
Z-2853 Tippecanoe Land Holding, Inc. C/O Habitat for Humanity of Lafayette (R1 to R1B);
Z-2854 Newcastle Holding, LLC (A to I3); AND
Z-2855 Amy Gaeta (NB to GB).

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

V. APPROVAL OF THE APRIL ABZA PUBLIC HEARING AGENDA

Gary Schroeder moved that the following petitions be placed on the April 27, 2022 Area Board of Zoning Appeals Public Hearing Agenda:

BZA-2074 Andrew Heber, Heber Real Estate, LLC;
BZA-2075 Tippecanoe County Commissioners; AND
BZA-2076 Amy Gaeta.

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

Gary Schroeder moved that the following special exception requests, that these cases will not adversely affect the Comprehensive Plan:

BZA-2074 Andrew Heber, Heber Real Estate, LLC;
BZA-2075 Tippecanoe County Commissioners; AND
BZA-2076 Amy Gaeta.

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

VI. DETERMINATION OF VARIANCES – LAFAYETTE DIVISION OF THE ABZA

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

CASE #2022-12 TMC MARKETING, LLC.

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

VII. REVIEW AND APPROVAL OF THE MARCH BUDGET REPORT

Gary Schroeder moved to hear and approve the March 2022 Budget Report as submitted. Greg Jones seconded.

David Hittle stated he doesn't have anything to add, and we are ahead of budget, and we are in good shape. He offered to answer any questions.

Larry Leverenz asked for any questions from the commission members. There were none.

Larry Leverenz asked all in favor, and the motion carried by unanimous voice vote.

VIII. OTHER BUSINESS

David Hittle stated he has an idea that he wants to gage everyone's opinion on. This is something he has seen work really well in other places with plan commissions, so maybe once a year have a training or meeting where we would choose a particular topic or idea that the commission members are interested in hearing more about. This would be a time where we could have open conversations or ask questions about any topic the commission members choose.

Larry Leverenz requested this be put on the April Agenda.

IX. ADJOURNMENT

Gary Schroeder moved to adjourn.

Meeting adjourned at 4:38 PM.

Respectfully Submitted,

Jennifer A. Ewen
Recording Secretary

Reviewed By,



David Hittle
Executive Director