

PLAN COMMISSION

JANUARY 17, 2010

MEMBERS PRESENT: Lynne Wells, Roy Middendorf, Jamie Cain, Ron Rozell, Herb Hunter, Tom Hunter.

Herb called the meeting to order and opened the floor for nominations for President. Lynne nominated Herb for president. Jamie seconded. Nominations were closed. Vote taken by role: Ron yes, Tom yes Jamie yes, Roy yes, Lynne yes. Motion carried. Herb opened the floor for Vice President Nominations. Tom nominated Ron. Herb seconded. Nominations were closed. Vote taken by role: Tom yes, Jamie yes, Herb yes, Roy yes, Lynne yes. Motion carried. Lynne made a nomination to appoint Nancy Schimel as secretary. All ayes.

Roy made a motion to accept the October 2009 minutes. Ron seconded. All ayes. There were no meetings in November and December, 2009.

Item 1 – Kathy Reynolds, Plan Director, gave background information on the Taylor Building and the decomposing structure. Bryan Robbins had received a grant through Hot City for an engineering inspection. Right now the only thing holding the building up is the bracing on the second floor. Peg Polanski, attorney for Linda Taylor, was present at the meeting. Peg explained that Linda Taylor inherited the building when her mother passed away. That she has a couple options to sale or demo the building. She is trying to get bids for demolition. A discussion took place on the structure of the building. Jamie made a motion to give 30 days to contact potential buyer and if not a plan of action to take care of the building at the next months plan commission meeting whether to repair, rehab or remove the building. Roy seconded. Vote taken by role: Herb yes, Ron yes, Tom yes, Jamie yes, Roy yes, Lynne yes. Peg verified that the meetings are the third Tuesday of the month. Tuesday February 16.

Item 2 – Kathy distributed to the board members a packet for the Freeland Rd expansion. Two years ago the Tiff board asked for a study. HNTB did that study where to extend Freeland Rd. Kathy explained the three plans in the packets and maps. The mayor would like a recommendation from the board on which plan to accept. Kathy asked the board if they want to discuss this at the next meeting or if the board would like to form a committee to report to the board with their recommendation. Roy volunteered to head the committee. Jamie and Lynne also volunteered.

Roy asked about the house across the street from the Bean house that was demolished. Kathy and Scott will check it out. Roy asked about the Rupp building. Kathy sent a letter to property owners. Scott Chasteen, Fire Chief, said the building has broken windows.

Jamie made a motion to adjourn.

BOARD OF ZONING APPEALS

JANUARY 17, 2010 7:00 PM

MEMBERS PRESENT: Jim Biles, Steve Moore, Roy Middendorf, Lynne Wells, Jean Johanningman.

Terry Coridan, City Attorney, called the meeting to order and opened the floor for nominations for President. Jim nominated Roy Middendorf. Jean seconded the motion. Nominations were closed. Vote taken by role: Jim yes, Steve yes, Jean yes, Roy yes, Lynne yes. Motion carried. Roy opened the nominations for vice president. Jean nominated Jim. Roy seconded. Nominations were closed. Vote taken by role: Jim yes, Steve yes, Jean yes, Roy yes, Lynne yes. Motion carried. Jean made a motion to accept the minutes of the December meeting. Steve seconded. All ayes.

Item 1 – QPA, 921 W Keegan’s Way, Greensburg, IN is requesting a permanent exception as allowed by the City of Greensburg Code of Ordinance Section 155.017(C). The special exception involves a conditional use to allow a 24x26 enclosed metal carport in a B-2 General Business District. Lana Smucker informed the board the use of the building. Steve had concerns that in high winds the structure could come loose. Kathy Reynolds, Plan Director informed the board that is these structures are build correctly the building will be anchored down. Scott Chasteen, Fire Chief, has no issues with this structure. Lynne made a motion to grant the permanent exception. Jim seconded. Vote taken by role: Jim yes, Steve no, Jean yes, Roy yes, Lynne yes. Motion carried.

Item 2 – Dr Deanna Pacilio, 525 N Broadway St, Greensburg, IN is requesting a special exception as allowed by the City of Greensburg Code of Ordinance Section 155.017 (C). The permanent exception involves a conditional use of the operation of Chiropractic Office in her home. She would like to have a signage on the property. Dr Pacilio addressed the board and had no complaints this pass year. Scott Chasteen, Fire Chief, informed the board that Dr Pacilio has been in compliance with the fire codes and he has driven down Broadway many times and hasn’t seen a parking problem. Dr. Pacilio told the board she would like a 2X3 foot sign but hasn’t ordered one until she gets approval from the board. Jean asked if the hours would change. Dr. Pacilio told the board she has always had just part time practice here in Greensburg. There were no neighbors in the meeting. Jean made a motion to grant the special exception and grant signage in the yard. Jim seconded. Vote taken by role: Jim yes, Steve yes, Jean yes, Roy yes, Lynne yes. Motion carried.

Item 3 – Don Bates, 1288 CR 280 E, Greensburg, IN is requesting a variance as allowed by the city of Greensburg Code of Ordinances. The variance involves minimum lot sizes and setbacks for an existing dwelling. The property is located at 602 and 604 W Eleventh St. Don informed the board that he sold the property in the late 80’s didn’t realize where the property line was for the property he sold. He was out of town and was doing the sale long distance. He wants to do the right thing and give back property as the map shows. Kathy Reynolds, Plan Director, explained back then has to have 10,000 sq ft

and what happen with the previous Plan Director. Jean made a motion to grant the variance. Lynne seconded. Jim yes, Steve yes, Jean yes, Roy yes, Lynne yes. Motion carried.

Steve made a motion to adjourn.

Meeting adjourned at 7:24 PM.


President


Secretary