

**MINUTES OF A REGULAR MEETING OF  
PLAN COMMISSION  
OF THE CITY OF JASPER, INDIANA, AND PUBLIC HEARING  
February 3, 2021**

President Paul Lorey called the Regular Meeting of the Jasper Plan Commission to order at 7:25 p.m. via Zoom. Roll call was taken as follows:

|                          |          |   |          |
|--------------------------|----------|---|----------|
| Paul Lorey, President    | -Present | Dana Schnarr                            | -Present |
| Dan Buck, Vice President | -Present | Angel Serrano                           | -Present |
| Lisa Schmidt, Secretary  | -Present | Ryan Schuetter                          | -Present |
| Randy Mehringer          | -Present | Chad Hurm, City Engineer                | -Present |
| Lisa Arvesen             | -Present | Darla Blazey, Director of C.D./Planning | -Present |
| Blake Krueger            | -Present | Renee Kabrick, City Attorney            | -Present |
| Greg Schnarr             | -Present |   |          |

**PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was recited.

**APPROVAL OF THE MINUTES**

Minutes of the January 6, 2021 regular meeting were reviewed. Greg Schnarr made a motion to approve the minutes as mailed. Dana Schnarr seconded it. Motion carried 11-0.

**STATEMENT**

President Paul Lorey read the following statement. "We are now ready to begin the public hearing scheduled for this evening. With respect to tonight's meeting and public hearings, we are hereby incorporating by reference into the record of tonight's meeting and public hearings, City of Jasper Ordinance Number 2016-30, entitled "Unified Development Ordinance of the City of Jasper, Indiana and its jurisdictional area" and any and all amendments thereto, and the City of Jasper Comprehensive Plan. Pursuant to Article VII, Sections 6 and 7, of the JPC rules of procedure, presentation by a Petitioner shall be limited to 15 minutes. The Call for remonstrators shall be limited to 20 minutes; with individuals limited to no more than 5 minutes at the President's discretion. However, in any case involving the vacation of a plat or part thereof, every other owner of land in the plat shall be given an opportunity to comment on the petition. In such case, at the President's discretion, each property owner may be limited to 3 minutes. Such time limits may be increased by majority vote of the board members present."

**NEW BUSINESS**

**Presentation of Multimodal Transportation Plan by Lochmueller Group**

A presentation of a multimodal transportation plan was given by Cheryl Sharp, of Lochmueller Group. Assisting the presentation was Katy Shackelford. The proposed plan outlines potential projects to improve transportation in the next 20 years. The City hired the firm after researching several city analyses, such as a crash analysis from the Jasper Police Department, and traffic impact studies, public surveys, open houses, and the Impact Jasper Comprehensive Plan.

The group made several suggestions and recommendations including the following topics:

- Bicycle and Pedestrian Network Plan
- Roadway Improvements
- Intersection Improvements
- Corridor Improvements
- One-Way to Two-Way Street Conversions
- Creating New Roadways

Following a short discussion, President Paul Lorey thanked Lochmueller Group for the thorough presentation. The Plan Commission will review the presentation over the next month and discuss again at its next meeting which will include a public hearing on the matter.

**Petition of TAS Partners, LLC, as petitioner, and Mike & Pat Hochgesang Family Limited Partnership, as owners for approval of the proposed plat of TAS Second Addition**

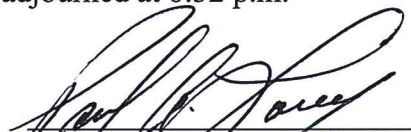
Brad Eckerle, of Brosmer Land Surveying, was present on behalf of TAS Partners, LLC (petitioners) and Mike & Pat Hochgesang Family Limited Partnership (owners) to request primary approval a proposed plat, TAS Second Addition. The property, consisting of 6.701 acres, is located in a cultivated field east of Legacy Living (1850 W. State Road 56).


A site plan was displayed. The proposed planned unit development (PUD) would provide residential use, consisting of four multi-family town houses with six units in each building, a total of 24 units. The design would include both one-and-two-bedroom units. Construction on the project is intended to start June 1, 2021.

Access to the new units would come from a new driveway from the existing development. There was a short discussion. With no remonstrators present, Greg Schnarr made a motion to close the public hearing. Dana Schnarr seconded it. Motion carried 11-0. Dana Schnarr then made a motion to grant primary approval of TAS Second Addition, as presented. Lisa Arvesen seconded it. Motion carried 11-0.

**ADJOURNMENT**

With no further discussion, Lisa Arvesen made a motion to adjourn the meeting, seconded by Ryan Schuetter. Motion carried 11-0, and the meeting was adjourned at 8:32 p.m.

  
Paul Lorey, President

  
Lisa Schmidt, Secretary

  
Dan Buck Vice President

Recording Secretary, Kathy Pfister