

**MINUTES OF A REGULAR MEETING OF
PLAN COMMISSION
OF THE CITY OF JASPER, INDIANA AND PUBLIC HEARING
January 8, 2020**

Vice President Dan Buck called the Regular Meeting of the Jasper Plan Commission to order at 7:00 p.m. Roll call was taken as follows:

Paul Lorey, President	-Absent	Dana Schnarr	-Present
Dan Buck, Vice President	-Present	Angel Serrano	-Present
Lisa Schmidt, Secretary	-Absent	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 December 4, 2019 regular meeting were reviewed. Ryan Schuetter made a motion to approve the minutes as mailed. Greg Schnarr seconded it, and the motion carried 9-0.

ELECTION OF OFFICERS FOR 2020

Randy Mehringer made a nomination to keep the same slate of officers for 2020; Paul Lorey as President, Dan Buck as Vice President and Lisa Schmidt as Secretary. Dan Buck made a motion to accept the nominations. Ryan Schuetter seconded. Motion carried 9-0.

BOARD OF ZONING APPEALS APPOINTMENT

A motion was made by Greg Schnarr and seconded by Ryan Schuetter to reappoint Randy Mehringer to serve another term on the Board of Zoning Appeals. Motion carried 9-0.

STATEMENT

Vice President Dan Buck 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 a majority vote of the board members present."

NEW BUSINESS

Petition of Ted and Brenda Seger for primary approval of a proposed plat, Hunters Run Estates

Brad Eckerle, of Brosmer Land Surveying, was present on behalf of Ted and Brenda Seger to request primary approval of a two-lot subdivision, Hunters Run Estates. The proposed property is located west of St. Charles Street, north of Schuetter Road.

Brad Eckerle displayed the proposed plat. The intent is to build a future residence on Lot 2. In 2010, the Board of Zoning Appeals granted approval to allow the existing accessory structure on Lot 1 to be used as a recreational cabin. At that time, a wastewater infrastructure was installed to service the cabin. If the proposed plat is approved, an inspection would be scheduled, then a dedication of the infrastructure as public. Eckerle continued with an explanation of the utility extensions for Lot 2.

There were no remonstrators present. Dana Schnarr made a motion to close the public hearing, seconded by Lisa Arvesen. Motion carried 9-0. Greg Schnarr then made a motion to grant primary approval of Hunters Run Estates, seconded by Ryan Schuetter. Motion carried 9-0.

Petition of Robin Pate for primary approval of a proposed plat, Wildcat Addition

Brad Eckerle, of Brosmer Land Surveying, was present on behalf of Robin Pate to request primary approval a two-lot subdivision, Wildcat Addition. The proposed property is located on the corner of Andrew Lane and Kluemper Road. Ms. Pate intends to build a home on Lot 1 and sell off Lot 2. Each lot has a 100-foot width. The remaining tract measures 130 feet wide. Mr. Eckerle explained that the remaining tract is compromised by a sanitary sewer line, a 40-right-of-way and a 40-foot front setback that would make it difficult to build on.

Terry Lechner and Jason Bohnert, adjacent property owners, were strongly opposed to the proposed plat, stating that the remaining tract needs to be included in the plat and also, the proposed location of the homes not being in line with the current homes would devalue their property.

Discussion followed. Randy Mehringer and Dan Buck voiced their opinion that the proposed subdivision seems incomplete without including the remaining tract. Mr. Buck suggested that the plat be split into 3 lots or move the sanitary sewer and change the lot lines to form two larger lots.

By the request of Brad Eckerle, Greg Schnarr made a motion to table the public hearing. Ryan Schuetter seconded it. Motion carried 9-0.

ADJOURNMENT

With no further discussion, Lisa Arvesen made a motion to adjourn the meeting, seconded by Ryan Schuetter. Motion carried 9-0, and the meeting was adjourned at 7:55 p.m.

DocuSigned by:
Paul Lorey
Paul Lorey, President
DocuSigned by:
Lisa Schmidt
Lisa Schmidt, Secretary

Recording Secretary, Kathy Pfister