



LAPORTE COUNTY PLAN COMMISSION

Government Complex 5th Level
809 State Street, Suite 503 A
LaPorte, Indiana 46350-3391
(219) 326-6808 Ext. 2591, 2563, & 2221
Fax: (219) 362-5561

ANNEMARIE POLAN
Building Commissioner

LA PORTE COUNTY PLAN COMMISSION MINUTES

January 27, 2015

MEMBERS PRESENT: HAROLD PARKER JIM PRESSEL
 MATT BERNACCHI GENE MATZAT
 GLEN MINICH JAY WRIGHT
 TONY HENDRICKS RITA BEATY KELLY

OTHERS PRESENT: Annemarie Polan, Recording Secretary, Doug Biege, Attorney, Cindy Kreske, Secretary.

PLEDGE OF ALLEGIANCE

Doug Biege called the meeting to order prior to the election of officers.

ROLL CALL

Annemarie Polan, Building Commissioner, asked Cindy Kreske for roll call.

APPROVAL OF AGENDA

Doug Biege asked for a motion to approve the agenda. Jim Pressel made a motion to approve the agenda. Harold Parker seconded. All approved. Motion carried 7-0.

APPROVAL OF MINUTES

Doug Biege asked for a motion to approve the minutes. Harold Parker made a motion to approve the minutes. Jay Wright seconded. All approved. Motion carried 7-0.

ELECTIONS

Doug Biege asked for nominations for President. Rita Beaty Kelly nominated Tony Hendricks for President. Jim Pressel seconded. There are no other nominations for President. All approved. Motion carried 7-0.

Tony Hendricks asked for nominations for Vice President. Glen Minich nominated Matt Bernacchi for Vice President. Rita Beaty Kelly seconded. There are no other nominations for Vice President. All approved. Motion carried 7-0.

Tony Hendricks asked for nominations for Building Commissioner. Jim Pressel nominated Annemarie Polan for Building Commissioner. Harold Parker seconded. There are no other nominations for Building Commissioner. All approved. Motion carried 7-0

Tony Hendricks asked for a motion for Plan Commission Attorney. Matt Bernacchi nominated Doug Biege for Plan Commission Attorney. Glen Minich seconded. There are no other nominations. All approved. Motion carried 7-0.

Tony Hendricks nominated Glen Minich for the Board of Zoning member. Jay Wright seconded. All approved. Motion carried 8-0.

PETITION

1. Andrew Voltz, Attorney, with Howes and Howes, representing Gregory R. Saboff and Joye M. Saboff in the petition to vacate a portion of an alleyway adjacent to and in between Lots 6 and 7, measuring approximately one hundred thirty-two by twelve feet (132' x 12'), down in Hanna Twp.

Doug Biege stated that legal notice is adequate.

Attorney Voltz stated that the alleyway is between two (2) parcels located in Hanna owned by his clients, the Saboffs'. The alley listed on the documents has been in existence for quite some time and has not been developed or otherwise used as an alleyway, and because it sits between the two (2) parcels, lots 6 and 7, his clients are desiring that the Plan Commission vacate the alleyway and grant their petition.

Tony Hendricks stated that he wanted to clarify that the survey has the letterhead of his dad's firm and stamp, but they are only using it for location purposes. Tony Hendricks does not have any conflict of interest. Doug Biege stated that it is dated 9-27-2002.

Attorney Voltz said that the survey was provided only to provide a more accurate description of the property in question, because he didn't want to call out a new survey for a 12' x 132' alleyway. The alleyway his clients want to vacate runs roughly north and south from Pennsylvania in a southeasterly direction. Other owners still can use the east west alley and the north part of the north south alley. The Saboffs' have not indicated any building intentions. This alleyway does not affect a public road way or any easements or utility easements.

No remonstrators.

Rita Beaty Kelly made a motion to vacate a portion of an alleyway adjacent to and in between Lots 6 and 7, measuring approximately one hundred thirty-two feet by twelve feet (123' x 12'). Lots 6 and 7 except 40 feet by 66 feet off the southeast corner of Lot 7, Block 6, in the town of Hanna, as recorded in plat book 1, page 180, in the Office of the Recorder of La Porte County. Jim Pressel seconded. All approved. Motion carried 8-0.

FEE CHANGES IN PERMITS

Annemarie stated that there are just a few items that were not included the last time we raised permit fees and we want to be in accordance with the other counties. These are stand alone fees and we checked with other counties. We are not out to gouge anyone. These fees would not be included if someone came in to get a permit for a brand new home. We are keeping it reasonable.

Tony Hendricks asked if there were any other comments.

Glen Minich stated that it seems they are pretty consistent with what we did in 2012 with the other fees. Glen Minich stated that this will cover the cost of the insurance and the inspector to go out to the site.

Jim Pressel made a motion to accept the fee changes. Gene Matzat seconded. All approved. Motion carried 8-0.

OLD BUSINESS

Doug Biege submitted to the Commissioners the changes on the Ordinance as well as the maps. Since Mr. Decker is the new Commissioner, we need to give him an opportunity to review it. It is up to the pleasure of the Plan Commission on how to proceed. We need to have a discussion group or have a public hearing. It is up to the Plan Commission how many meetings we have. These are procedural changes to make it mesh or corrections to go with the law. It is to be able to handle problems better as we encounter them.

Glen Minich stated that we need it so the Building Commissioner can handle more of the situations such as water in a barn or a third building on the property. The book was put together very well but it is very technical. Some of the language in the book would be very difficult for somebody going on line to understand. They could get the wrong idea. We need to clarify some things so it would be a lot clearer for somebody to get online and get an answer before they present it to the Building Commissioner.

Doug Biege stated that he needs a list of what those things would be so he could compile the suggestions and give suggestive language.

Glen Minich suggested they form a small committee to go over those things that they see with the Board of Zoning Members.

Doug Biege stated that there is no urgency to change this, but we want to improve upon it. You're going to have new situations come up, but what we have in place is perfectly valid. The zoning maps don't have as much discussion as the Ordinance does. They don't have to be passed at the same time, but it is the Commissioners preference to get the maps through and then

handle the language changes. When we get a proposal, then we will post it and have a public hearing.

Tony Hendricks suggested forming a committee consisting of Tony Hendricks, Jim Pressel, Glen Minch, Rita Beaty Kelly and Mitch Bishop. Meet before the next meeting with the list of ideas and bring it to the Plan Commission in February. Any member can e-mail their suggestions. He will request Mr. Decker's input. The public can give their input to the Building Commissioner, so we can review that also.

Jim Pressel stated that the subdivision splits (31.22) major, minor and zoning-there are inconsistencies between the subdivision ordinance and the zoning. The biggest being the definitions. The whole area is unclear and needs to be clarified.

Mitch Bishop wanted to make sure that the changes he presented were incorporated into the document.

Doug Biege stated that the goal is to have a consolidated code that is consistent with Michigan City and La Porte on their changes. They are both working on the Ordinance.

Tony Hendricks asked if there was any other business.

Rita Beaty Kelly made a motion to adjourn.

Jay Wright seconded.

All approved. Motion carried 8-0.

There being no further business, meeting adjourned at 6:27.



TONY HENDRICKS, President



ANNEMARIE POLAN, Rec. Secretary

Anthony C.