

**HENDRICKS COUNTY AREA PLAN COMMISSION
ADMINISTRATIVE AND PLAT COMMITTEE
AGENDA**

WEDNESDAY, AUGUST 10, 2022

9:00 AM

Rooms 4 & 5

Hendricks County Government Center
355 South Washington Street #G80
Danville, Indiana 46122

- 1. PLEDGE OF ALLEGIANCE**
- 2. APPROVAL OF THE MINUTES FOR – July 13, 2022**

3. PUBLIC HEARINGS

Public hearing items have been advertised according to law. For items involving a piece of land, courtesy notices have been sent to some property owners in the vicinity and a sign with information pertaining to the case has been posted on the property. Testimony for and against each proposal will be taken and a decision by the Plan Commission Administrative and Plat Committee will be made. The Committee may continue an item to another date for hearing if the public is better served by such a continuance.

❖ **OLD BUSINESS**

MIP 1156/22: CHRIS PURDY LIVING TRUST; a 3-lot minor plat; 7.0 acres; Brown Township; S19-T17N-R2E; located on the southwest quadrant of County Road 950 N. and Wilson Road (Benchmark Consulting)

WA 334/22 – MIP 1156; a Waiver to the Subdivision Control Ordinance, Section 6.12.2b – Sidewalks (Benchmark Consulting)

MIP 1157/22: M & KW INVESTMENTS; a 2-lot minor plat; 15.5 acres; Clay Township; S6-T14N-R2W; located due west on Water Street in Coatesville from the intersection of Milton St. and Water St. (Moench Engineering)

WA 332/22 – MIP 1157; a Waiver to the Subdivision Control Ordinance, Section 6.12.1b – Sidewalks (Moench Engineering)

WA 336/22 – MIP 1157; a Waiver to the Subdivision Control Ordinance, Section 2.11 – 3:1 Lot Ratio Size (Moench Engineering)

MIP 1158/22: CLINTON RUTLEDGE; a 2-lot minor plat; 13.0 acres; Clay Township; S6-T14N-R2W; located on Masten Road just northwest of the intersection of Masten Road and S. State Road 75 in Coatesville (Moench Engineering)

WA 333/22 – MIP 1158; a Waiver to the Subdivision Control Ordinance, Section 6.12.1b – Sidewalks (Moench Engineering)

MIP 1162/22: JR LAZARO BUILDERS; a 3-lot minor plat; 23.22 acres; Center Township; S15/16-T16N-R1W; located on the south side of W. CR 500 N., approx. 0.25 miles east of the intersection with N. Washington St. (Kruse Consulting)

WA 338/22: MIP 1162 – LAZARO; a Waiver to the Subdivision Control Ordinance, Section 2.11.1c – Lot Depth (Kruse Consulting)

❖ **NEW BUSINESS**

4. BUSINESS SESSION

In its business session, the Plan Commission Administrative and Plat Committee meets in open session to discuss each item and make a decision. By law, a business session agenda is posted at least 48 hours prior to this meeting. This is not a public hearing. No testimony is taken unless the Plan Commission Administrative and Plat Committee requests it. The Committee may continue an item to another date for hearing if the public is better served by such a continuance.

MRP 142/22: JOSEPH BAKER; a 1-lot minor residential plat; 3.72 acres; Clay Township; S27-T15N-R2W; located on the south side of S. CR 300 S., approx. 360 feet east of S. CR 550 W. (Willard Johnson)

DPR 308/22: HEARTLAND SOLUTIONS – PARKING LOT EXPANSION (SECONDARY); a development plan review for parking lot expansion; 3.44 acres; Guilford Township; S20-T14N-R2E; located at the northeast quadrant of S. CR 1025 E., east of Hendricks County Rd. (First Group Engineering)

WA 339/22 – MIP 1092; a Waiver to the Subdivision Control Ordinance, Section 2.11.1c – Lot Depth (Kruse Consulting)

DPR 508/22: HAWKEYE STORAGE – US 36 (SECONDARY); a development plan review for an addition to self-storage facility; 32.18 acres; Marion Township; S5-T15N-R2W; located on the north side of US Hwy 36, approx. 0.40 miles west of intersection with SR 75 (Kruse Consulting)

5. OTHER BUSINESS

6. WISHES TO BE HEARD

7. STAFF DISCUSSION

Information pertaining to these cases is available on the Hendricks County web site www.co.hendricks.in.us. It is also available to the public weekdays from 8:00 a.m. to 4:00 p.m. at the Department of Planning and Building, Hendricks County Government Center, 355 South Washington Street, Danville, Indiana 46122. There are times during routine application processing when files may not be immediately available. For more information, call 317-745-9255.

FOR SPECIAL ACCOMODATIONS NEEDED BY HANDICAPPED INDIVIDUALS PLANNING TO ATTEND, PLEASE CALL THE PLANNING SECRETARY AT (317) 745-9384 AT LEAST 48 HOURS PRIOR TO THE MEETING.