HENDRICKS COUNTY AREA PLAN COMMISSION
AGENDA

TUESDAY, DECEMBER 13, 2016

6:30 PM
Rooms 4 and 5
Hendricks County Government Center
355 South Washington Street #212
Danville, Indiana 46122

- **PLEDGE OF ALLEGIANCE**

- **APPROVAL OF THE 2017 HENDRICKS COUNTY AREA PLAN COMMISSION MEETING SCHEDULE**

- **APPROVAL OF THE MINUTES FOR THE NOVEMBER 9, 2016 MEETING**

- **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 will be made. The Commission may continue an item to another date for hearing if the public is better served by such a continuance.

  TZA 02/16: AN AMENDMENT TO THE HENDRICKS COUNTY ZONING ORDINANCE BY AMENDING SUBSECTION 10.4(D) CRITICAL FACILITY AND SUBSECTION 10.4(E)(3) STANDARDS FOR IDENTIFIED FLOODWAYS and referring to all of Hendricks County under the jurisdiction of the Hendricks County Area Plan Commission.

  DPR 456/16 (PRIMARY): NEW WINCHESTER ANIMAL CLINIC; a development plan review for parking improvements; 8.76 acres, Marion Township, S05-T15N-R2W, located on the north side of U.S. Highway 36, approximately 0.25 mile west of State Road 75. (Kruse Consulting, Inc.)

- **BUSINESS SESSION**
  In its business session, the Plan Commission 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. <u>This is not a public hearing.</u> No testimony is taken unless the Plan Commission requests it. The Commission may continue an item to another date for hearing if the public is better served by such a continuance.

  DPR 456/16 (SECONDARY): NEW WINCHESTER ANIMAL CLINIC; a development plan review for parking improvements; 8.76 acres, Marion Township, S05-T15N-R2W, located on the north side of U.S. Highway 36, approximately 0.25 mile west of State Road 75. (Kruse Consulting, Inc.)

  MAP 737/15 (SECONDARY): CROSSROADS COMMERCE PARK, BLOCKS A, B, C, D, D1, D2 & D3; a 6-block commercial major subdivision, 214.39 acres, Liberty Township, S36-T14N-R1W, located southwest of the intersection of State Road 39 & Interstate 70, south of the TA Citgo Truck Stop on the west side of State Road 39. (Snelling Engineering PC)

  OTHER BUSINESS

- **WISHES TO BE HEARD**
  This is where persons wishing informal advice on any matter under the purview of the Plan Commission may appear. No action will be taken on any matter requiring public notification unless it has been advertised according to law.

- **DISCUSSION**
  Staff and the Plan Commission routinely discuss general matters of planning, zoning and Plan Commission procedure. No action will be taken on any matter requiring public notification unless it has been advertised according to law.

  - **SR 39 Corridor Plan**
  - **Special Event Ordinance**

CONTINUANCES

Agenda items labeled "CONTINUED" have been administratively continued by staff to a future public hearing. Agenda items labeled "PETITIONER REQUESTS CONTINUANCE" have a continuance request that will be heard by the Plan Commission at the hearing. The Plan Commission may or may not grant the continuance which means the agenda item may or may not be heard at this hearing. Please note that a petitioner may request a continuance at any time up to the hearing or at the hearing and, as a result, a continuance request may not appear on the agenda in all cases. The Plan Commission may itself continue an agenda item as may be found necessary. Call (317) 745-9255 if you have a question about the most current status of an agenda item.

CASE INFORMATION

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. Written objections to any item on the agenda may be filed with the secretary of the Plan Commission before the hearing. At the hearing, oral comments concerning each Public Hearing proposal will be heard. The jurisdiction of the Plan Commission is all of Hendricks County except the towns of Avon, Brownsburg, Clayton, Danville, Lizton, Pittsboro, and Plainfield. For more information, call (317) 745-9255.

SPECIAL ACCOMMODATIONS

For special accommodations needed by handicapped individuals planning to attend this hearing, please call (317) 745-9254 or call TDD (317) 745-9391 at least 48 hours in advance of the meeting.