

Plan Commission Meeting Minutes May 16, 2023

Members Present: Brianne Schneckenberger, Steve Duhamell, Chad Gooding, Devin Stettler, Bryan Burney, Scott Shipley

Members Absent: Greg Brewer

Others Present: Ryan Crum, Ethan Spalding, Mark Witsman, Gregg Morelock

Agenda Considerations

Mr. Crum asked to move the Park Impact Fee agenda item to the top and stated that the Build-for-Rent agenda item will be continued to the June meeting.

Approval of Minutes

Dr. Burney made a motion to approve the minutes of the April meeting. Ms. Schneckenberger seconded. The motion passed 5/0/1. Mr. Duhamell abstained.

New Business

Town of McCordsville's request for a recommendation on an Update to the Town's Park Impact Fee

Chuck Lehman presented the proposed updates to the Town's Park Impact Fee and requested the Plan Commission give a favorable recommendation to the Town Council.

Dr. Burney asked about an appeals mechanism and an equivalency clause.

Floor open to public comment

No comments

Floor closed to public comment

Ms. Schneckenberger made a motion for a favorable recommendation. Dr. Burney seconded. The motion passed 6/0.

Old Business

Town of McCordsville's request to amend the Zoning Ordinance to define and regulate Vape, Smoke, and Cigar shops

Mr. Crum noted that this amendment went to the Town Council who requested enough changes that it came back to the Plan Commission for reassessment. Mr. Crum reviewed the changes since the first time the Plan Commission reviewed the ordinance amendment.

Mr. Duhamell made a motion for a favorable recommendation to the Town Council. Ms. Schneckenberger seconded. The motion passed 6/0.

New Business, continued

Cityscape Residential's request for approval of a Development Plan for Broadacre at the southwest corner of CR 600 W and CR 600 N

Mr. Crum stated that the petition has requested a continuance to the June meeting.

Ms. Schneckenberger made a motion to continue the item to the June meeting. Dr. Burney seconded the motion passed 6/0.

Town of McCordsville's request to amend the Zoning Ordinance and various PUD Ordinances to amend an architectural standard related to garage windows

Mr. Crum presented proposed changes to the Zoning Ordinance & PUD Amendments for changes to architectural standards related to garage windows on a protruding garage. This will apply to the Zoning Code and PUDs for subdivisions that have not yet pulled permits. Exact language for the amendment is in the Staff Report.

Floor opened for public comment

No comments

Floor closed for public comment

Dr. Burney moved to make a favorable recommendation. Ms. Schneckenberger seconded. The motion passed 6/0.

Town of McCordsville's request to amend the Zoning Ordinance related to Build-for-Rent Communities

Mr. Crum requested that this item be continued to the June 20, 2023, Plan Commission Meeting.

Ms. Schneckenberger made a motion to continue the agenda item to the June meeting. Dr. Burney seconded. The motion passed 6/0.

New Business from the Floor

None

Announcements

The next meeting will be June 20, 2023

Adjournment

There being no further business, the meeting was adjourned.