

**MINUTES OF THE PLAN
COMMISSION PUBLIC MEETING
February 5, 2018**

I. CALL TO ORDER

The Plan Commission Public Meeting was called to order by Vice-President William Jarvis at 6:00 P.M. at the Schererville Town Hall, 10 E. Joliet St., Schererville, IN.

A. Pledge of Allegiance

The Pledge of Allegiance was recited

B. Roll Call

Roll Call was taken with the following members present: Vice-President William Jarvis, Secretary Gary Immig, Mr. David Jaroszewski, Mr. Drew Thomas, Mr. Dale Rudd, and Mr. Tom Kouros. Staff present: Planning Coordinator/Office Manager Denise Sulek, Recording Secretary Norma Hollingsworth Rico, Attorney Alfredo Estrada, Engineer Robert Csanyi, and Councilman Tom Schmitt. Absent were President Thomas Anderson and Mr. Robert Volkmann. Let the Record show that Mr. Volkmann arrived at 6:15 P.M., but the meeting had already been adjourned. Mr. Volkmann remained for the Study Session.

C. Approve Minutes of the Plan Commission Public meeting of January 8, 2018

Mr. Drew Thomas made a motion to approve which was seconded by Mr. Dale Rudd and carried 5-0.

II. PUBLIC ACTION AND PUBLIC HEARINGS

A. **P.C. Case #17-8-12**

**BURR STREET CROSSING, LOT 3
(PROPOSED: SOUTH SHORE JAGUAR/LAND ROVER DEALERSHIP)**

General Location: 5781 U.S. 30

Petitioner(s): Kirk Cordill, Dealer Principal of BMW of Schererville

Request: Secondary Approval of a U.S. 30 Commercial Corridor Overlay District Development Plan

Mr. Kirk Cordill stated that at the last Plan Commission meeting, they presented the construction, landscaping, and lighting plans; and that they recently received approval from the B.Z.A. for the signage variances for the pylon sign out front and for the fascia signage on the sides. Mr. Cordill added that everything is pretty much the as presented at that time other than those two changes.

Vice-President Jarvis stated that he and Mr. Kouros are the liaisons to the B.Z.A. and that there were a few people in the audience; but overall, they were very happy with the plan as presented by Mr. Cordill. Mr. Kouros concurred. Vice-President Jarvis asked if there were any questions from Board members or Staff. There being none, Mr. David Jaroszewski made a motion to approve P.C. Case #17-8-12 which was seconded by Mr. Thomas and carried 6-0. Mr. Cordill thanked the Board.

III. COMMISSION BUSINESS

A. Findings of Facts:

1. **P.C. Case #17-12-15 PIN OAK PARKWAY**

Secondary Approval of a 3-Lot (R-1) Residential Subdivision W/Waivers of the Storm Drainage Control Ordinance Regulations, Ordinance No. 1708 & Ordinance No. 1708A, Title III, Section 2: Entitled: Storm Water Quality

Peak runoff rate after development for the One Hundred (100) Yr. return period storm of critical duration must not exceed the Two (2) Yr. return period pre-development peak runoff rate.

APPROVED W/CONTINGENCIES (5-0) 1/8/18

Mr. Thomas made a motion to approve which was seconded by Mr. Rudd and carried 6-0.

2. P.C. Case #17-12-17 CATONA ESTATES
Primary Approval of a 2-Lot (R-1) Residential Subdivision
APPROVED W/CONTINGENCIES (5-0) 1/8/18
Mr. Thomas made a motion to approve which was seconded by Mr. Rudd and carried 6-0.
3. P.C. Case #18-1-1 BAILEY'S COVE
Primary Approval of an 8-Lot (R-1) Residential and 1-Lot (IN) Institutional Subdivision W/Waivers of the Storm Drainage Control Ordinance No.'s 1708 & 1708A, Title X, Section 8: Entitled: General Detention Basin Design Regulations

Item B: The maximum planned depth of storm water stored (without a Permanent pool) shall not exceed four (4) feet

Item C: All storm water detention facilities shall be separated by not less than twenty (20) feet from any building or structure to be occupied

Item L: Provide thirty (30) feet of maintenance easement measured from high water line around perimeter of basin

Mr. Rudd made a motion to approve which was seconded by Mr. Thomas and carried 6-0.

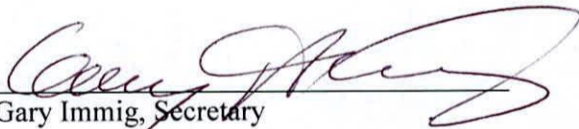
B. Correspondence

Ms. Sulek stated there was no correspondence.

IV. ADJOURNMENT

There being no further business, the meeting was adjourned at 6:06 P.M.

Respectfully Submitted:


Gary Immig, Secretary