

PLYMOUTH PLAN COMMISSION
JANUARY 5, 2021

The Plymouth Plan Commission met in regular session in the Council Chambers of the City Building, 124 North Michigan Street, Plymouth, Indiana on January 5, 2021 at 7:00 p.m.

Commission President Doug Feece called the meeting to order with Commissioners Alex Eads, Mark Gidley, Randy Longanecker, Beth Pinkerton, Linda Secor, Bill Walters and Fred Webster answering roll call. Commissioners Rick Gaul, Angela Rupchock-Schafer and John Yadon were absent. City Attorney Surrisi and Plan Consultant Booker were also present.

Commissioners Webster and Eads moved and seconded to approve the minutes of last regular meeting of December 1, 2020, as presented. The motion carried.

Commission Member Feece announced that the meeting would start with the reorganization of the commission.

Commissioners Webster and Walters moved and seconded to nominate Doug Feece as president. Commissioners Eads and Gidley moved and seconded that the nominations be closed. The motion to close nominations and elect Doug Feece as president carried by roll call vote.

Yes: Eads, Gidley, Longanecker, Pinkerton, Secor, Walters, Webster
No: None
Absent: Gaul, Rupchock-Schafer, Yadon
Abstain: Feece

Commissioners Gidley and Webster moved and seconded to nominate Alex Eads as vice president. Members Walters and Feece moved and seconded that the nominations be closed. The motion to close nomination and elect Alex Eads as vice president carried by roll call vote.

Yes: Feece, Gidley, Longanecker, Pinkerton, Secor, Walters, Webster
No: None
Absent: Gaul, Rupchock-Schafer, Yadon
Abstain: Eads

Commissioners Feece and Walters moved and seconded to nominate Fred Webster as secretary. Members Gidley and Eads moved and seconded that the nominations be closed. The motion to close nominations and elect Fred Webster as secretary carried by roll call vote.

Yes: Eads, Feece, Gidley, Longanecker, Pinkerton, Secor, Walters
No: None
Absent: Gaul, Rupchock-Schafer, Yadon
Abstain: Webster

Commissioners Webster and Feece moved and seconded to retain the same meeting days and times, the first Tuesday of each month at 7:00 p.m. in the City Council Chambers. The motion carried.

PC 2020-12 was advertised in the Pilot Newspaper on November 19, 2020 and tabled at the December 1, 2020 meeting.

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PC 2020-12: Donald and Mary Lou Fritz, 13291 5D Rd, Plymouth, IN 46563: A three (3) lot Minor Subdivision on parcels 50-42-17-000-103.000-009 and 50-42-20-000-008.000-009, located at 13291 5D Rd, Plymouth, IN 46563, zoned R-1, Rural Residential District, 316 Gilmore St., Plymouth, IN.

Plan Consultant Booker reviewed the Findings of Fact. At the previous Technical Review Committee meeting there were no questions or comments on the case. Booker stated that the land is in a flood plain and does include some emergent wetland areas.

Brother of the Applicant, Bryan Stutler, was present to answer questions regarding the case. Stutler stated that this replat of the land is so that when his father passes away that the land could be split between 3 brothers. On the emergent wetlands he believed that this was the area that Bob Deon came out and started to try to dig a pond on land that was not his.

Eads asked if there were any houses on the South Side of 5D. Booker explained that there were not any other than what is pictured on the plat.

Stutler stated that the piece of land has been owned since 1969 and it has not flooded. Booker stated that in order to get out of the flood plain an engineering study would need to be done on the land.

Commissioners Webster and Eads moved and seconded to open the public hearing. The motion carried. There were no comments from the public. Commissioners Webster and Eads moved and seconded to close the public hearing. The motion carried.

Walters stated that since it was not up to the plan commission on if someone were to build on the property, he would see no reason to not pass the case.

Commissioners Walters and Eads moved and seconded to approve PC 2020-12 as presented. The motion passed by roll call vote.

Yes:	Eads, Feece, Gidley, Longanecker, Pinkerton, Secor, Walters, Webster
No:	None
Absent:	Gaul, Rupchock-Shafer, Yadon

Booker said the county may be redoing their Solar Ordinance. He will see if it would apply to the City.

Webster asked Stan Klotz if he knew anything about the container issue. Klotz stated that they are not changing it right now, but instead will be dealing with it on a case-by-case basis. This case will be dropped for a while unless a complaint is made on the container.

Feece mentioned that the couple that wanted to have goats on their property had moved out and someone else has moved in. Booker mentioned that another case may be going in front of the BZA for a cow. This property is adjacent to the Centennial Crossings Project.

There being no other business Commissioners Webster and Walters moved and seconded to adjourn the meeting. The motion carried and the meeting adjourned at 7:35. p.m.



Kathryn Hickman Jung, Recording Secretary