

ELLETTSVILLE PLAN COMMISSION

October 9, 1997

Board members present were Terry Baker, Donald Ashley, Charlie Merrimon, Sandy Gann, and Diana Evans.

Board members not present: Patrick Wesolowski, President; and Geraldine McIntyre, Secretary.

Donald Ashley acted as President due to the absence of President Pat Wesolowski.

COMMENTS:

- None

OLD BUSINESS:

None

NEW BUSINESS:

- SHARPS 2ND ADDITION LOTS 139-140 REZONE FROM R-1 TO C-1:

- Don stated that they are requesting we do this and approve it.

Diana asked if we know anything about this, she has pictures here to look at. She also said for the record that they have notified all the neighbors and showed them proof of publication.

Don asked if there were any other C-1's in that area? Terry said right next to it.

Terry stated that we have verified all the notices sent out. It looks like one was returned. Believe these people are out of town.

Don asked if there was anyone here to speak against this zoning?

My name is David Reed (?) 908 W. Association Street, I do have a concern, but I don't have a problem with the business. My concern is with the access to that alley, back of it. Where it enters Highway 46 and Association Street is a very heavily traveled street by students, parents of the High School and Jr. High also that alley can not be plowed and is very narrow. The surface is not strong enough for the trucks. I think if you allow that alley to become a access you are really going to see some bad problems. If the alley were closed off I wouldn't have any problem with it .

Donald Ashley stated that when the new highway comes through the street will be widened and the turn would be easier.

Gail Patton, one of the business owners stated the house would be used for business offices and the only use for the alley might be for the crew-members, 4 to 6 vehicles. Most of our business is done at night. All of the office personnel will be coming in on the Walnut Street side.

Don Ashley's concern is that we change it to C-1 and they decide to sell, what would it be three years from now?

Terry Baker suggested that we might give them a use variance instead of re-zoning it.

Don Ashley said he was just sitting here thinking the same thing. Don asked Gail if she could go along with this and if they should move or something it would revert back to R-1.

Gail stated she needed to have it zoned C-1 because of her loan. A long discussion was held again on the business and parking. Sandy Gann asked what kind of business this is. Gail said it is called Ceiling Pro. We can go in and replace ceiling, and or clean ceilings.

- MINUTES:

None

- OLD BUSINESS:

None.

- NEW BUSINESS:

None.

- COMMENTS:

None.

- ADJOURNMENT: