

## July 9, 2015

The Ellettsville, Indiana Plan Commission met in regular session on Thursday, July 9, 2015, in the Fire Department Training and Conference Room located at 5080 West State Road 46. Terry Baker called the meeting to order at 6:00 p.m. David Drake led the Pledge of Allegiance.

**Roll Call:** Members present were: Terry Baker, President, Russ Ryle, Vice President, David Drake, Pat Wesolowski and Sandra Hash. Don Calvert and Scott Thomas were absent. Kevin Tolloty, Planning Director, Rick Coppock, Bynum Fanyo and Associates, Town Engineer, and Darla Brown, Town Attorney, were also present.

### Approval of the Minutes

Terry Baker entertained a motion for approval of the minutes for the regular meeting on June 4, 2015. David Drake so moved. Russ Ryle seconded. Motion carried.

### New Business

**Petition for Subdivision, 105 W. Vine Street, Ellettsville, Case No. PC 2015-06; Petitioners: Kenton & Darlene Robinson**

**Kevin Tolloty, Planning Director**, explained this is a two lot subdivision request for 105 W. Vine Street. Currently, it is a 3.35 acre parcel which will be divided between the existing buildings. The property is in a floodway and development is not planned for either parcel. Minor renovations are planned for one of the buildings.

**Rick Coppock, Bynum Fanyo and Associates, representing the Petitioners and Beth Robinson**, explained this parcel is the former Robinson Concrete Plant site. It is being subdivided to sell it as two individual parcels. There will not be any large physical changes to the site. The request is to split the lots so they can be sold and on the back side of it is the Heritage Trail which is across the creek and has been dedicated to the Town. The setbacks on the plat meet the requirements for an Industrial zone.

Terry Baker entertained a motion to approve Case No. PC 2015-06. David Drake made a motion to approve Case No. PC 2015-06. Pat Wesolowski seconded. Roll Call Vote: Terry Baker – yes; Russ Ryle – yes; David Drake – yes; Pat Wesolowski – yes and Sandra Hash - yes. Motion carried 5-0.

**Petition for Final Plat Amendment, 4723 W. State Road 46, Bloomington; Case No. PC 2015-07; Petitioner: Richland Convenience Store Partners, LLC**

**Terry Baker** advised this item has been continued.

Terry Baker entertained a motion to forward it to the next meeting. Russ Ryle made a motion to forward it to the next meeting. Pat Wesolowski seconded. Motion carried.

### Planning Department Updates

**Kevin Tolloty, Planning Director**, advised the first meeting of the Plan Commission Steering Committee will be July 23, 2015, at 12:00 p.m. There will be food and beverages.

**Kevin Tolloty, Planning Director**, explained at next month's meeting there will be two annexation requests and the public hearings have been advertised. One of the annexations is 80 acres on the very west edge along the Smithville property on the north side of State Road 46. A ten acre parcel will be split off of the property for a homestead. The second is a seventeen acre parcel on McNeely that abuts the townhomes. There is one house on the property and he may build another house and split it at some point in the future. They are both voluntary annexations.

## **Adjournment**

Terry Baker entertained a motion to adjourn. David Drake made a motion to adjourn. Russ Ryle seconded. Terry Baker adjourned the meeting at 6:08 p.m.

---

Terry Baker, President

---

Russ Ryle, Vice President

---

Sandra C. Hash, Secretary

---

Don Calvert

---

David Drake

---

Scott Thomas

---

Pat Wesolowski