

**LOWELL PLAN COMMISSION MEETING**  
**May 09th, 2019**

Vice President Farrellbegg called the meeting to order at 7:00pm. The Pledge of Allegiance was recited and a moment of silence was held. Recording Secretary Dianna Cade called the roll. Members answering the roll call were, Will Farrellbegg, Ryan Thiele, LeAnn Angerman., and Jim Konradi. Eric Newell, Chris Salatas and Edgar Corns were absent. Also, present was Jeff Sheridan, Town Manager and Town Attorney Nicole Bennett.

**APPROVAL OF MINUTES:**

Mr. Konradi made a motion to approve the minutes from April 11th, 2019, seconded by Mr. Thiele and carried with a voice vote of all ayes.

**NEW BUSINESS: NONE**

**OLD BUSINESS:**

Mrs. Angerman made a motion to untable PC 19-005, seconded by Mr. Thiele and carried with a voice vote of all ayes.

**Tabled from 4/11/19 PC #19-005** - an application to request a zone change for a partial of a parcel from R2 single family to R3 two family. Petition has been filed by Lifehouse Homes, PO Box 352, Lowell, IN 46356. This is for property located at 18306 Clark St. Parcel # 45-19-25-276-001.000-008 and affects the western and northerly boundaries of this parcel only. The application is requesting a partial zone change to R3 two family from the current zoning of R2 single family as they affect the area bounded by the westerns and northerly boundaries consisting of approx. 9.58 acres out of 38.78 acres.

Mr. Farrellbegg stated the developer is not present. Attorney Bennett stated it is not required for him to be here. Mrs. Angerman asked if the developer could be invited by the Commission to appear at the next meeting. Attorney Bennett stated absolutely. Mrs. Angerman stated that she is disappointed that the developer was not there tonight to answer any questions from the Commission. She stated she would like staff on behalf of the Commission to invite the developer to be at the next meeting to answer any questions the Commission might have.

Mrs. Angerman made a motion to table PC #19-005 for the purpose of sending an invite to the developer to attend the next Plan Commission meeting to answer any inquires from the Commission , seconded by Mr. Thiele and carried with a voice vote of all ayes.

**MOTION CARRIED 4-0**

**Tabled from 3/14/19, 4/11/19 - PC 19-004 – ZONING ORDINANCE UPDATES**

Amendments to Chapter 155: Land use and development code; subdivision code: To update, but not limited to, basic provisions, zoning districts, land use matrix, development standards, sign standards, site design standards, nonconforming structures, lots, and uses, subdivision control code, and site plan review.

Mr. Sheridan stated that staff would recommend it continued to be tabled. He stated staff is working on a list of six to eight small corrections to make to the zoning ordinance. This list is not complete. Staff would recommend that the remainder of the changes be delayed until there is a

new department head in place to work with the Commission.

**ANNOUNCEMENTS:**

Mr. Farrellbegg stated that the next regularly scheduled meeting will be on June 13th, 2019 at 7pm.

**PUBLIC COMMENTS:**

Mark Hittle 18385 Candace Dr., stated that he would like to thank the Commission for not making a decision tonight and applaud your decision to request more information from the developer before this project moves forward. Thank you.

**ADJOURNMENT:**

With no further comments or questions, Mr. Thiele made a motion to adjourn the meeting at 7:10pm, seconded by Mr. Konradi and carried by a voice vote.

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Will Farrellbegg, Vice President

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LeAnn Angerman, Secretary