

**Minutes of the Porter Plan Commission
Special Meeting
Public Hearing – Draft Zoning Ordinance
August 27, 2001**

A. The meeting was called to order at 7:30 p.m.

B. Pledge of Allegiance

Present; Mr. Bell, Mr. Liebert, Mr. Whisler, and Mr. Chemma, and Mr. Eriksson. Absent; Mrs. Powell and Mr. Grasher. Quorum was established. Also present; Mr. Mandon and Ms. Hughes (Mr. Zaremba was unavailable as counsel.)

C. Public Hearing

Mr. Chemma indicated that a continuation of the meeting would be necessary to allow review of the maps as they were not properly available, and were not at the meeting.

Mr. Mandon began the meeting by giving an overview of the process of revising the zoning ordinance, the reasons to re-write it, and suggested a review and updating of the document each 2-3 years.

Mr. Whisler noted that R-2 does not allow for duplexes and Multi-family developments.

The Public Hearing was opened at 8:00 p.m. The following is a summary of the resident's questions and concerns:

1. Jennifer Klug, 302 Lincoln Street: concern regarding the availability of the maps, if lot lines will be interpreted, non-conforming uses, if property is sold will it take on new zoning automatically.
2. Renee Fronczak, 895 Waverly: will the document be better accessible through more areas other than the library and Town Hall, such as a web site?
3. Tom Ryan, 630 E. Oak Hill Rd.: Concern over potential re-zoning across from Orchard Apartments off of Waverly Road.
4. Richard Wagner, Burr Ridge Ill. On behalf of Mother at 755 Waverly Road: Concern over the potential re-zoning of property off of Waverly across from Orchard Apartments.
5. Renee Fronczak, 895 Waverly Road: concern over the possibility a petitioner could have property re-zoned during this process without specific notice given to neighboring properties.
6. John Kremke, Duneland Group: clarification of property owner's intent in process of requesting re-zone.
7. Patrick McCuen, 856 Burr Oak Drive, Chesterton: Concern re: notice and the public hearing, revision of R – 1, 2, 3, 4, how many zoning class jumps, comprehensive plan (multi-family) allowance.
8. Paul Childress, 1175 Dune Meadows Drive: concern regarding zoning changes to the Splash Down Dunes property currently C-3 zoned property and how it could affect his business operations now and in the future.
9. John Beckman, 160 Roskin Road: expressed disagreement with the possible zoning change of the Splash Down Dunes property noting Mr. Childress made his investment under different conditions.
10. Chad Brooks, 1271 Beam Street: concern about a zoning change on U.S. Route 20 and Beam street, adjustment needs to be based upon C-3 plat on south side of Beam Street.
11. Leroy Flores, 333 W. U.S. Hwy 20: concern over the multiple zoning on his property, the front being commercial and the back residential.

Motion to continue the public hearing to the next regularly scheduled meeting on September 19, 2001 at 7:30 p.m. by Mr. Bell;

second by Mr. Whisler. Motion carried 5-0

E. Adjourn

Motion to adjourn by Mr. Whisler. Second by Mr. Liebert. Motion carried 5-0. Meeting adjourned at 9:20 p.m.

Eugene Chemma
President

Lisa M. Liebert
Secretary