

**Town of Porter
Plan Commission
Meeting Minutes
September 16, 2020
5:30 p.m.**

- A. Meeting called to order at 5:30 p.m.
- B. Pledge of Allegiance
- C. Roll Call/Determination of Quorum
Present: Mr. Eriksson, Mr. Spanier, Ms. Madigan, Ms. Duffie, Mr. Albrecht-Mallinger, Mr. Phillips
Also, Present Ms. Sufana, Ms. Frost, Mr. Barry, Mr. Mandon
Absent: Mr. Craig
- D. Quorum-There are enough present for a quorum.
- E. Consideration of Minutes from August 19, 2020 meeting
Mr. Eriksson made a motion to approve the minutes from the August 19, 2020 meeting, Mr. Phillips seconded.
Motion approved 6-0
- F. Audience Participation-
- G. Old Business-Updates to Sign Ordinance revised-Mr. Barry did some research after last meeting about the difference between a flag and a banner.(see attached) He suggests banner be defined as a rectangular piece of flexible material, bearing a symbol, logo, slogan or other message, suspended or carried in a public place and anchored or attached at all four corners. His suggestions for a flag is a piece of flexible material, varying in size, shape, color, and design, that hangs freely and is attached at on edge to a pole or rope. Mr. Barry says it depends on what you want to see in the Ordinance. After much discussion on size, how many, what kind, and adding feathers and definition of it to ordinance, they can request to table until next month.
Mr. Phillips made a motion to table the sign ordinance update until next meeting, Mr. Eriksson seconded.
Motion passed 6-0.
Updates on Comprehensive Plan & Purdue Grant-Mr. Albrecht-Mallinger talks about the time line that sent out this morning and what it consists of.(see attached) It is a general timeline on steps to achieve this process. Every town has its own way to development there comprehensive plan. We have two proposals from Purdue 1 is a grant and is free, and the other is about \$14,318 and the same thing that Mr. Mandon is doing. He thinks it is worth listening to them and then decide if we want to use them.
Ms. Madigan we need to discuss if we want to invite Purdue Extension to present their proposal and answer all our questions, or we say thanks but no thanks.

Mr. Mandon states we do not want to involve public until we know the facts and trends. He intends on giving us choices on what facts show not tell us what to do. He thinks if

after you have the facts then ask Purdue. He thinks will go a lot quicker if you do not involve them.

Mr. Barry states that in 2012 when they did ADA Plan had a couple of public meetings, he had surveys on website & something else not sure what. He had 17 responses on website only being on there for a couple of months. Mr. Barry states there is 7 people on board how many more people do we need to involve?

Mr. Mandon said he should have his work done by November. He says for public involvement you should do only 3 to 4 months. If you wait, a year you might as well wait the next census comes out. You could use Economic Data is in between census.

Mr. Barry states where do you want to start, what does Porter want to be? If we take the old comprehensive, plan its wrong because things have changed. If it is too broad, a question you will get too broad a response.

Mr. Mandon says we have to define your strengths.

Ms Klug, 200 Franklin states we need to respect people and their rights.

Mr. Kozinski, 900 W Park Ave, public input needs to be done after you have done all your homework.

Mr. Mandon comments it would be a good thing to keep putting it on the agenda to get some input.

Mr. Eriksson made a motion to table contacting Purdue until we get more information from Mr. Mandon, Ms. Duffie seconded.

Motion passed 5-1 with roll call vote Mr. Albrecht-Mallinger voted no.

Ms. Duffie made a motion to table the general procedure plan, Mr. Spanier seconded. Motion passed 5-1 Mr. Albrecht-Mallinger voted no.

H. Site Plan Approval-

- I. Preliminary Hearing-Dale Rankin, 888 Park Ave, Subdivision approval, resubdivision of Lot 4 and Lot 5. William Rensberger, Agent for Mr. Rankin. Mr. Rensberger states that Mr. Rankin wants to divide his property differently and make entrance off Park instead of Johnson for second Lot B. His house and barn are on purposed Lot A. It will be a two-lot minor subdivision. Mr. Rensberger thinks he wants to either sell the other lot or have one of his kids build on it.

Mr. Barry comments he talked to Mr. Rankin a few years ago about this and he wants to sell the other lot. Lot B is correct for a buildable lot according to Town code.

Mr. Mandon recommends we approve the application.

Mr. Eriksson made a motion to set Mr. Rankin subdivision approval to Public hearing, Ms. Duffie seconded.
Motion passed 6-0.

- J. Public Hearing- Dale Rankin, 888 Park Ave, Subdivision approval, resubdivision of Lot 4 and Lot 5. William Rensberger, Agent for Mr. Rankin
Public Hearing opened at 5:40 pm-There was no one in favor of subdivision.
Opposition- Lois Stowe, 521 Johnson St, her property adjoins Mr. Rankin's, she has standing water now and she does not want any more.
Penny Kozinski, 900 W Park Ave, there is a water problem on that side of street that is very bad. She does not want his water in her yard.

Dave Kozinski, 900 W Park Ave, if he subdivides what can he build there? Mr. Barry states he can only build a single-family residence.

James Armstrong, 820 Park Ave, he has water runoff coming from Mr. Rankin's property on his tree line. He thinks it is within 5-10 ft of his lot line.

Mr. Barry states he will be out to look at the drainage issues.

Mr. Rensberger states with the new drawing on the East side there is a tree line and he created a 15ft drainage easement. He did not know there was a problem on north side but he can put in a 20ft easement there. The drainage structure swell in that area can be enhanced.

Public hearing closed at 5:55 pm.

Motion to approve the subdivision request with the additional 20 ft drainage easement on North end of Lot 5 was made by Ms. Duffie, Mr. Albrecht-Mallinger seconded.
Motion passed 5-0. Mr. Eriksson abstained from vote knew people involved.

- K. Final Hearing-NONE

- L. Findings of Fact-NONE

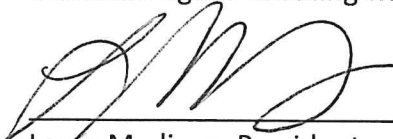
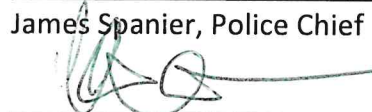
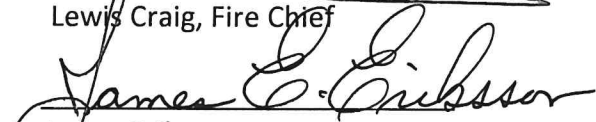

- M. Other Business-

Update from Town Council-Mr. Phillips states the Town Council has approved Mr. Mandon's proposal on Comprehensive Plan.

Update from Attorney-
Board Comments-

- N. Adjournment-

The next regular meeting will be on October 21, 2020


Laura Madigan, President
David Phillips, Vice-President
James Spanier, Police Chief
Lewis Craig, Fire Chief
Rob Albrecht-Mallinger
James Eriksson
Tara Duffie
Tammie Sufana, Secretary