

The Madison County Plan Commission met on the above date at 9:30 A.M. with Wes Likens, President, presiding.

Members Present: Wes Likens, Mark Gary, John Simmermon, Beth Vansickle, Tom Shepherd, David Kane and Cory Bohlander.

Members Absent: Kelly Gaskill, Lisa Hobbs

Also Present: Brad Newman Director, Jeff Graham Attorney, and Stacey Hinton, Board Secretary

Current Business

Prayer – John Simmermon

Pledge of Allegiance

Roll call - 7 – Present and 2 – Absent (Kelly Gaskill and Lisa Hobbs)

Approval of November 12th, 2019 board minutes. Member Gary made a motion to accept the November 12th, 2019 Board Minutes. Second by Member Shephard. **Minutes Approved.**

New Business

- 1. Petition: 2019-Z-003
Address: 4627 North State Road 9
Location: Lafayette Township
Petitioner: Joshua Ancil
Land Owners: Joshua Ancil
Zoning: General Commercial (GC)
Request: Rezone from General Commercial (GC) to Single-Family Residential (R2)

Director Newman presented the Staff Report with a favorable recommendation. The petition is a request to Rezone from General Commercial (GC) to Single-Family Residential (R2). The board would be making a favorable or unfavorable recommendation to the Board of Commissioners to accept the Rezoning of this property. No remonstrators were present. After discussion among board members and Dir Newman, Member Gary made a favorable motion, per the Findings of Fact, for the recommendation to the Board of Commissioners for the Rezoning of Petition 2019-Z-003. Member Simmermon seconded the motion. Roll Call vote was taken 6 - yes and 1 - pass (Member Vansickle). **Petition 2019-Z-003 Forwarded to the County Commissioners.**

2. Petition: 2019-W-001
 Address: 2576 West 1650 North
 Location: Boone Township, North District Commissioner
 Petitioner: Marcia Goings
 Land Owners: Marcia Goings
 Zoning: Agriculture (AG)
 Request: Waiver of the minimum lot width requirements (200 feet) and the width to depth requirements in the Agriculture (AG) Zone District

Director Newman presented the Staff Report with a favorable recommendation. No remonstrators were present. Petition is a request for a waiver of minimum lot width requirements and the width to depth requirements in the Agriculture (AG) Zone district. Dir Newman indicated that the Petitioner would like to sale the property and would not be building anything additional. Member Kane made a motion to accept Petition 2019-W-001, per Staff Findings of Fact. Member Gary seconded the motion. Roll Call vote was taken and was unanimous. **Motion Approved.**

Proposed 2020 Calendar

Director Newman indicated that there is one correction to the 2020 Calendar. The November 11th date should be November 10th. County offices will be closed on November 11th. Roll call vote take and was unanimous. **Motion Approved.**

Large Scale Solar Farm Moratorium Ordinance

Director Newman indicated that the Board of Commissioners turned down the board's request for the one (1) year extension on the Moratorium. Voted to extend to six (6) months which would take it to July 7th 2020. If the board votes to accept the Commissioners request, the Moratorium would become law as of 12/23/19. If the board votes to make any changes or modify, then that would go back to the Commissioners. If the board chooses to do nothing, then 45 days from the date the Commissioners put forth their motion, which was November 25th, 2019, the Six-month (6) moratorium would go into effect. Dir Newman did indicate by doing nothing would leave a window of 8 days for someone to file a petition for another solar farm. Dir Newman is recommending that the board adopt what the Commissioners have recommended. After much discussion among Dir Newman, Attorney Graham and the board, Member Shephard made a motion to decline the amendments made by the Board of Commissioners, Seconded by Member Simmermon. Roll call vote taken. 4 – Yes and 3 - No. **Motion Not Approved.**

Member Kane made a motion to accept the amendments made by the Board of Commissioners with the understanding that Dir Newman would work diligently to meet that six-month (6) deadline. Seconded by Member Bohlander. Remonstrators were present and the floor was opened up for public comment. Roll call vote taken and was unanimous. **Motion Approved.**

Comprehensive Plan Update

Ralph Holmes and John Lavine presented the board with an update on the current Comprehensive Plan. Both provided the board with a packet to go look over. On the February 11th, 2020 Planning Commission meeting, they will provide the board with a 100% complete draft. Then on March 10th, 2020 they will ask the Planning Commission to recommend approval to the Board Commissioners. Then March 23 it will be taken to the Board of Commissioners for adoption.

Miscellaneous

Dir Newman provided the board with an update on professional fees and updated list of current violations that are going to court.

After discussion among the board, President Likens asked for a motion to adjourn. Member Kane made a motion to adjourn and seconded by Member Gary. All in favor. **Motion Approved.**

Meeting Adjourned 10:33:23 a.m.

Wes Likens, President

Stacey Hinton, Board Secretary