

Starke County Planning Commission
Regular Meeting and (2) two Public Hearings
June 18, 2014

- I) Pledge of Allegiance
- II) Roll Call: Dennis Estok, president & surveyor; Roger Chaffins, vice president & trustee; Kathy Norem, commissioner; Bryan Cavender councilman; Chad Rushing, extension educator; Rita Berger, Jeff Fosler, and Betty Dotlich, citizen members; Martin Bedrock, commission counsel; Terry R. Stephenson, administrator/building commissioner; and Pamla J. Starkey, clerk/secretary. There were (6) six visitors present.
- III) Approval of the minutes of the May 21, 2014 meeting and public hearings:
 - ◆ Mr. Chaffins made a motion to approve minutes as written, seconded by Mr. Fosler. Motion carried (8-0)
- IV) Public Hearing to consider an Amendment to the Code of the County of Starke, Indiana dated 1991, 6-12-3-2-8 known as Recreational Vehicle:
 - ◆ Mr. Estok opened the public hearing
 - With no response, Mr. Estok closed the public hearing.
 - With no discussion, Mr. Chaffins made a motion to approve the amendment to the recreational vehicle, and send to the Starke County Commissioners with a favorable recommendation, seconded by Mrs. Dotlich. Motion carried (8-0)
- V) Public Hearing to consider an Amendment to the Code of the County of Starke, Indiana dated 1991, 6-12-3-2-7 (C)Permits (Administration and Enforcement Improvement and Location Permits) by adding a subsection #4:
 - ◆ Mr. Estok opened the public hearing
 - With no response, Mr. Estok closed the public hearing.
 - With no discussion, Mr. Chaffins made a motion to approve the amendment to 6-12-3-2-7 (C) Permits and sent to the Starke County Commissioners with a favorable recommendation, seconded by Mrs. Dotlich. Motion carried (8-0)
- VI) New and Old Business
 - ◆ Schedule of Fees
 - Mrs. Dotlich let the board know what was discussed at the tech committee meeting regarding the fees as follows:
 - (a) Move Business Permit to its own line and add that it is a onetime fee.
 - (b) Commercial/Industrial fee needs to add the maximum fee is \$5,000.00 as it was passed previously.
 - (c) Need to add Contractors Registration fees on the list.
 - (d) Change the wording from Mobile Homes to Manufactured Homes
 - (e) Demolition Permits need to add a time frame.
 - (f) Renewal permits need to have a grace period of possibly thirty days. If renewed within the thirty days it would \$25.00 and after thirty days it would go back to the full price of the permit.
 - (g) Cell Towers possibly \$300.00 to match the City of Knox Tower fee.
 - Mrs. Dotlich stated that the Tech Committee is still discussing the fee schedule and would like any input the board members might have.
- VII) New and Old Violations
 - ◆ Mr. Stephenson read all of the violations which the violations list will be attached to the minutes in the office.

- ◆ Mr. Estok stated that Mr. Bedrock needs to look into if the civil penalty follows the person or the property.
- ◆ Mrs. Berger stated that she thinks that Shawn Markin has demolished the structure.
- ◆ Mrs. Rudd was present and gave an update on the Dude Ranch
- ◆ Mr. Bedrock stated that he wrote a letter to S.R. Mansfield Construction and they replied by highlighting a section in our ordinance that states that well installers need to be registered and he only did a minor repair and doesn't think he needs to be registered. Board members agree that if you do any construction work in the county you do need to be registered and file a claim in small claims court as the motion was made in a previous month.

VIII) Tech Committee report

- ◆ Mrs. Dotlich gave a report on what was discussed. She also stated that they discussed the two-mile-jurisdiction
 - Mr. Bedrock stated that the county does all of the code enforcements.

IX) Mr. Stephenson read the monthly report.

Mr. Dotlich asked if the Dude Ranch is allowed to have two dwellings as she stated that her son will be living in one of the cottages and the main house is already the designated dwelling and you can't have two houses on one property. Mr. Bedrock stated that the main house is not being lived in now so they wouldn't be in violation as of yet. The board members are in agreement that Mr. & Mrs. Rudd need to decide exactly what they are going to do and apply through the board of zoning appeal before they go any farther.

With no further business, Mrs. Norem made a motion to adjourn the meeting, seconded by Mrs. Dotlich. Motion carried (8-0)

The next scheduled meeting will be held on Wednesday, July 16, 2014 at 5:30 p.m.

UNLESS STATED OTHERWISE, ALL PLAN COMMISSION MEETINGS WILL BE HELD ON THE THIRD WEDNESDAY OF EVERY MONTH AT 5:30 P.M. WITH THE BOARD OF ZONING APPEAL MEETING ON THE SAME NIGHT AT 7:00 P.M.

Pamla J. Starkey
Clerk/Secretary