MINUTES

**WARRICK COUNTY AREA PLAN COMMISSION**

Regular meeting to be held in Commissioners Meeting Room,

Third Floor, Historic Court House,

Boonville, IN

Monday, May 12, 2025, 6:00 PM

**PLEDGE OF ALLEGIANCE**

**ROLL CALL:** Jeff Valiant, Stacey Franz, Jeff Willis, Dave Goldenberg & Richard Reid were present.

Also present were Morrie Doll, Attorney, Molly Barnhill, Executive Director & Carlie Render, Assistant Director.

**MEMBERS ABSENT:** Brandon Pryor

**MINUTES:** President Valiant asked if everyone received a copy of the minutes from the April 14, 2025meeting. He asked any additions or corrections on that. He stated if not, I will entertain a motion.

Stacey Franz made a motion to approve the April 14, 2025 minutes. Richard Reid seconded the motion and carried unanimously.

President Valiant stated it looks like we have one primary plat on the agenda tonight. He said primary plats get final approval here.

**PRIMARY PLATS:**

**PP-25-03: Tall Timbers:** PETITIONER: Beirong Huang. OWNER: Beirong Huang, Steven & Deborah Gorman. Approx. 5.708 acres located on the north side of Vann Rd. Approx. 200’ east of the intersection formed by Maple Ln. and Vann Rd. Ohio Twp. 23-6-9. *Advertised in The Standard on May 1, 2025. Complete legal on file.*

Chad Wagner, Kiesel Wagner Survey was present.

President Valiant said Molly could we have the staff report please.

Mrs. Barnhill replied on their notice to adjacent property owners we are missing six of the green cards but we do have all the white pay receipts showing they were mailed correctly; the zoning is “A” agricultural and “R-1” one family dwelling. She continues there is no floodplain and they are proposing two residential lots. She added one is to have a new home built on it and the other is to be an extension of an existing yard with an existing home. She said the Commissioners approved the request for no street plans today and the Drainage Board approved the request for no drainage; it has existing Chandler sewer and water so the plat would be in order.

President Valiant said thank you Molly. He asked Mr. Wagner do you have anything to add to the staff report.

Chad Wagner replied not really, this is more or less a glorified lot line adjustment. He said the Gorman’s are purchasing the rear acre and three quarters of the original five-acre tract leaving approximately three acres for the parcel that fronts on the south end of Vann Road. He added the intention is for a home to be built there that will be served by an onsite sewage disposal system.

President Valiant said thank you sir. He asked are there any questions from the Board at this time; being none is there any remonstration for or against this project if so please step forward. He said seeing that nobody is moving I will bring it back to the Board one more time…any questions, if not I will entertain a motion.

Richard Reid made a motion to approve PP-25-03. Dave Goldenberg seconded the motion and it carried unanimously.

**ATTORNEY BUSINESS:**

Attorney Doll said none.

**OTHER BUSINESS:**

**EXECUTIVE DIRECTOR BUSINESS:**

Mrs. Barnhill said we did lose a Board Member, Amanda Mosiman is no longer with us and the Commissioners are working on her replacement for our next meeting.

President Valiant said thank you.

Richard Reid made a motion to adjourn. Dave Goldenberg seconded the motion and it carried unanimously. The meeting adjourned at 6:04pm.

ATTEST:

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Molly Barnhill, Executive Director Jeff Valiant, President