

The Corydon Planning and Zoning Commission met on Monday, February 2, 2015 at 7:30 pm. The meeting was called to order by President Glenn Thienel with the following members forming a quorum: Fred Cammack, Judy Kennedy, John D. Kintner, Jill Timberlake and Patricia Timberlake. Attorney Christopher L. Byrd also attended the meeting. Vice President Lester Rhoads was absent.

The first item on the agenda was the approval of the minutes from the January 5, 2015 meeting. Jill Timberlake made a motion to approve the minutes with the omission of the word "the" omitted from the beginning of the last line of the fifth paragraph. The motion was seconded by Fred Cammack and carried 6-0.

The second item on the agenda was the approval of the minutes from the January 5, 2015 Executive Session. Jill Timberlake made a motion to approve the minutes with a second by Fred Cammack. The motion passed 6-0.

The next item on the agenda was the election of Officers for 2015. Fred Cammack made a motion to retain Glenn Thienel as President. The motion was seconded by Judy Kennedy and passed 5-0. Glenn Thienel abstained from the vote. Patricia Timberlake made a motion to retain Lester Rhoads as the Vice President with a second by Jill Timberlake. The motion passed 6-0.

The fourth item on the agenda was the approval of signage within the Special Sign District for Butt Drugs located at 115 Chestnut Street. Brian Beckort presented a rendering of the new signage and explained the requirement of the additional sign since becoming a Health Mart Pharmacy. Mr. Beckort apologized for the placement of the sign before receiving approval. Judy Kennedy made a motion to approve the sign. The motion was seconded by Patricia Timberlake and passed 6-0.

The next item on the agenda was signage for The Picker's Nest located at 229 East Chestnut Street within the Special Sign District. Robert Schwartz of Schwartz Photography & Graphics was present, along with owner Bonnie Hayes, to present renderings to the Commission. Mr. Schwartz apologized for the presentation of hand drawings due to computer problems. A discussion was held as to the height clearance requirement of 8'6" over the public sidewalk from the bottom of the projecting sign. John D. Kintner made a motion to approve the projecting and window signage contingent on computerized renderings being presented to the Executive Secretary for review before a permit is issued. A second was made by Jill Timberlake and the motion passed 6-0.

The sixth item on the agenda was the possible violation by Herd Pack, LLC, tenants of property zoned I-2 and owned by Ida Catherine Buschemeyer. Executive Secretary Carolyn Hofelich referred to Schedule C of the Zoning Ordinance for the Town of Corydon, dated September 11, 1955 (see below). Ms. Hofelich reported Missi Bush-Sawtelle had come in and reported to her and Fred Cammack that Herd Pack, LLC was possibly contaminating the water shed from their tanning operation located at 110 Hurst Lane. She further added, on January 14, 2015 she had sent an email to Sarah Buschemeyer-Koetter, (POA for Ida Catherine Buschemeyer), and their attorney Dave Layson requesting a detailed description of the business activity of Herd Pack, LLC, but had not received a reply. After a brief discussion President Glenn Thienel suggested a letter be drafted by Chris Byrd. Patricia Timberlake made a motion to send a letter to Ms. Koetter and Mr. Layson requesting a detailed description of the business activity being conducted by Herd Pack, LLC. The motion was seconded by Judy Kennedy and passed 6-0.

**SCHEDULE C:** List of uses prohibited in all zones, except on appeal in a Heavy Industrial District (I-2), provided, however, that no such use shall be authorized within 100 ft. of any other zone:

Manufacture or refining of ammonia, bleaching powder, chlorine, asphalt, blacking or polish, brick, terra-cotta, tile or pottery (except in handicrafts), cement, gypsum, lime, plaster of paris, coke, creosote, dextrin, glucose, starch, sugar, disinfectant, or insecticide, dye, explosives or fireworks or storage in excess of 500 pounds fertilizer, gas (fuel or illuminating) in excess of one thousand cubic feet per day or storage in excess of 10,000 cubic feet, except in a municipal or public service plant, gelatin or glue or size from animal refuse or offal, hair, hydrochloric, nitric, picric, sulphuric, or sulphurous acid, lamp-black, linoleum, matches, oil, paint, or shellac, oil or rubber cloth, paper or pulp printing ink, pyroxylin or articles thereof or storage in excess of 500 pounds, unless in a vault approved by the state fire marshall, rubber or treatment thereof involving offensive odor, salt, soda, or soda compounds, soap, tar, turpentine, or varnish, blast furnace; coal, junk, or wood yard; drop forge; fat, grease, lard, or tallow manufacture, refining, or rendering; flour, grain or grist mill; hot rolling mill; incineration, reduction or dumping of dead animals, garbage, offal, or refuse except by the town or its agents or when accumulated and consumed on the same premises without the emission of odor; lumber yard or planing mill; metal or ore reduction or smelting; petroleum, and of its byproducts or other inflammable liquids—production or refining or storage above ground in excess of 12,000 gallons; piggery; slaughtering or stockyards except as permitted by the State Board of Health; tanning, curing or storage of raw hides or skins; tire recapping; wool scouring; any other use detrimental to a neighborhood because of emission of odor, fumes, dust, smoke, vibration, or noise, or other cause, or hazardous because of danger of fire or explosion.

President Glenn Thienel informed the members and the audience the Walther's had closed Elder Care over the weekend. Attorney Chris Byrd said he had attempted to contact the Walther's attorney by email and phone to no avail.

Attorney Chris Byrd informed the Commission an old annexation ordinance had been found by the Executive Secretary that had not been recorded. He briefly explained the situation, loss of tax revenue and suggested the matter be referred to the Town Council.

Executive Secretary Carolyn Hofelich made a suggestion to the Commission to consider enacting a free registration for all new businesses within the Town limits. She explained she and another employee had come up with the idea to alleviate possible future violations of businesses operating illegally within the Town such as Herd Pack, LLC. This would not only benefit the Town, but it would eliminate businesses being out start-up costs. She added she would have more information for review at the next meeting in March.

Bob Sawtelle and Missi Bush-Sawtelle requested to speak concerning the possible pollution of the water shed by Herd Pack, LLC. Mr. Sawtelle explained contaminated storm water and/or industrial waste discharge that finds its way into Little Indian Creek continues to Indian Creek, Harrison Springs, Blue River and finally the Ohio River. He added Blue River is home to many protected species such as hellbenders, mussels and darters just to name a few. Ms. Sawtelle spoke of her ongoing work to protect the water shed. Mr. Sawtelle offered his assistance and said he had already contacted IDEM concerning the problem.

President Glenn Thienel personally thanked former Town President Fred Cammack for all his years of service and dedication to the Town. He spoke of the many improvements Mr. Cammack had been responsible for such as the water line from Mauckport to Corydon that provides uninterrupted water service and the new sidewalks throughout the Town. Mr. Thienel attributed his ability to raise his family in a safe and comfortable Town to Mr. Cammack. A round of applause from the audience was received by Mr. Cammack with a humble thank you.

There being no further business to come before the Commission, Judy Kennedy made a motion to adjourn the meeting, with a second by Jill Timberlake. The motion passed 6-0.

DATE APPROVED: 3/2/15  
ATTEST: *Glenn Thienel*  
WITNESS: *Carolyn J. Hefelich*