

The Corydon Planning and Zoning Commission met on Monday, April 4, 2016 at 7:30 pm. The meeting was called to order by Vice President Lester Rhoads with the following members forming a quorum: Judy Kennedy, John D. Kintner, Eva North, Jennifer Timberlake and Jill Timberlake. Attorney Christopher Byrd also attended the meeting. President Glenn Thienel was absent.

The first item on the agenda was the approval of the minutes from the March 7, 2016 meeting. John D. Kintner made a motion to approve the minutes with a second by Jill Timberlake. The motion carried 6-0.

The second item was the public hearing for Case No. 2016-1. Dan & Jennie Capelle were present to request a zoning change on behalf of Merchandise and More, LLC. Mr. Capelle explained the west side of their parcel was zoned B-1 and the east side of their parcel was zoned B-2. He added their parcel, located at 317 East Chestnut Street, spans two (2) lots resulting in the two (2) different zone classifications. After a brief discussion, a motion was made by Eva North to re-class the west side of the parcel to B-2. The motion was seconded by John D. Kintner and passed 6-0.

The next item on the agenda was the approval of a freestanding sign for MNO Properties, LLC to be located in a B-2 zone at the corner of Wyandotte Avenue and Old Highway 135. Daniel Wernert was present to answer questions on behalf of property owner Jeremy Kirkham. Mr. Wernert explained the sign would set at an angle at the north corner of the lot approximately twenty (20) feet off Wyandotte Avenue and twenty-two (22) feet off Old Highway 135. He further added the sign would be comprised of gold lettering mounted on a monument measuring 4.5' high by 9' wide and the total square footage of the monument would be 40.5 feet. Jill Timberlake made a motion to approve the signage with a second by Judy Kennedy. The motion passed 6-0.

The fourth item on the agenda was the second public hearing to consider the adoption of the Town of Corydon Cell Tower Ordinance No. 2016-1. Attorney Christopher Byrd reviewed the revisions that had been made per the suggestions received at the first public hearing on March 7, 2016, and the Town Council meeting held on March 14, 2016. After a brief discussion, a motion was made by John D. Kintner to have the Executive Secretary draft a letter to the Town Council requesting their approval. A second was made by Jill Timberlake and the motion passed 6-0.

The next item on the agenda was the public hearing to consider the adoption of the Town of Corydon Zoning Change Ordinance for Parking Within the Special Sign District, Ordinance No. 2016-3. Attorney Christopher Byrd explained the change was needed to eliminate the 500' distance limitation per the current ordinance. Without this change, the proposed Discovery Center could not have adequate parking available to meet the parking requirements per Ordinance No. 2014-02. He further added a parking variance had been granted to the Discovery Center, by the Board of Zoning Appeals on March 7, 2016, contingent on the approval of the change reflected in this Ordinance. A motion was made by Jill Timberlake to have the Executive Secretary draft a letter to the Town Council requesting their approval, with a second by Judy Kennedy. The motion passed 6-0.

Executive Secretary, Carolyn Hofelich confirmed the final approval and passage of the Correction to Ordinance No. 2015-F-6 concerning the Ordinance for Flood Hazard Areas. She announced final approval from the DNR and FEMA was received on March 18, 2016, and the final publication was made in the Corydon Democrat on March 30, 2016.

Eva North announced the Stellar Community Program finalist would be named on Tuesday, April 5th. She encouraged the Commission and all in attendance to think positive regarding the Towns' success in being a finalist and the impact it would have on the Town.

There being no further business to come before the Commission, John D. Kintner made a motion to adjourn the meeting, with a second by Eva North. The motion passed 6-0.

DATE APPROVED: June 6, 2016

ATTEST: Jon Thiel

WITNESS: Carolyn F. Hoyle