

**Decatur County Area Plan Commission**  
**February Minutes 2018**  
**1<sup>st</sup> Floor Meeting Room of Decatur County Courthouse**

The regular scheduled meeting for the Decatur County Area Plan Commission was called to order by Jay Hatton at 7:00 p.m. on Wednesday, February 7, 2018. All board members were present. Absent was Kevin Fleetwood. Also attending was Krista Duvall – Decatur County Area Plan Director and Debbie Martin – Administrative Assistant.

Jay Hatton read the following: *To comply with Title VI of the Civil Rights Act of 1964, Decatur County requests that participants in this meeting complete a voluntary, anonymous survey that is available on the table in the back of the room.*

A copy of the meeting agenda and the attendance registrar is attached to these minutes and incorporated by reference. By consensus, the APC Board approved the minutes for the meeting on January 3, 2018 as written and mailed.

**\* APC Petition 2018-2 – John Kirchhoff** is petitioning to “**Sub-divide**” and “**Rezone**” **2.0 acres out of 63.818 acres** from A-1 zoning classification to an A-2 zoning classification for construction of a single family detached dwelling. This request falls under the Decatur County Ordinance **Section 920(7)**. The property is owned by Thomas Richardson and is located at just west of 1186 E CR 500 N, Greensburg, IN, **Clinton Township**.

John stated that he plans to build an 1800 square foot/3 bedroom, two bath home with an unfinished walk out basement.

**Jay;** so that was a barn lot there from the Richardson farm? **John;** yes. **Jay;** good straight road, will you have well or rural water? **John;** well. **Andy;** the barn closest to the road, is that still standing? **John;** it’s in the process of coming down, it will be gone probably in the next month. **Paul;** keep the driveway placement in mind, with the curve and the crops, just to be mindful of that blind spot, outside of that it looks good. **Jay;** where were you thinking of putting the driveway? **John;** referencing the map he stated that it would be somewhere close to where the county road comes in.

Paul Stone made a motion to vote on APC 2018-2; Jeff Hermes seconded with all member present voting yes.

**Jay;** Stay in touch with Krista, the journey is just beginning.

\* **APC Petition 2018-3 – Jerald & Julie Franklin** is petitioning to “**Rezone**” **2.99 acres out of 23.009 acres** from A-1 zoning classification to an A-2 zoning classification for construction of a single family detached dwelling. This request falls under the Decatur County Ordinance **Section 920(7)**. The property is owned by the petitioners and is located at 299 N Water Plant Road, Westport, IN, **Sand Creek Township**.

Jerald stated that they wish to build a home on the 23 acres. Rezone 2.99 to build close to the pond. Jerald then pointed out on the map where the house and septic sites would be. Proposed drainage from the septic field would be behind the pond.

**Paul;** how far is it from the water’s edge to the house? **Jerald;** 90’ to 100’. **Paul;** will your perimeter drain from the home be to the pond? **Jerald;** yes, we are expecting a daylight drain. The way that the preliminary shots have been made, it looks like we can go 4’ down on the basement and still get a daylight drain down to the pond. **Paul;** that would be a big advantage for you, not to have to pump your perimeter. **Jay;** you made the comment at the last meeting the need of the dirt to help keep the house raised to make it all work out, you will be utilizing the dirt from the pond. **Jerald;** that is correct.

Paul Stone made a motion to vote on APC 2018-3; Bill Dieckman seconded. 8 members present voted yes and 1 abstained.

**Jay;** stay in contact with Krista in the office.

With no other business before the board the meeting was adjourned at 7:13 p.m.

ATTEST

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Secretary, Andy Scholle  
Decatur County Area Plan Commission

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President, Jay Hatton  
Decatur County Area Plan Commission