

HIGHLAND PLAN COMMISSION

Minutes of the Meeting of
Wednesday, October 20, 2021

The Highland Plan Commission met in regular session on October 20, 2021. The Pledge of Allegiance was led by Commissioner Zemen. The meeting opened at 7:00 P.M. led by Commissioner Turich.

ROLL CALL: Present on roll call: Commissioners Turich, Martini, Kendra, Zemen, and Balczo. Also present Ken Mika, Building Commissioner/Zoning Administrator, Plan Commission Attorney John Reed and Town Engineer Derek Snyder. Absent Commissioner Grzymiski and Kissee.

MINUTES: Are there any deletions, additions or corrections to the minutes of July 21, 2021 regular meeting? If none, they will stand approved as posted.

ANNOUNCEMENTS: The next study session will be held on November 3, 2021 at 6:30 P.M. The next business meeting will be held on November 17, 2021 at 7:00 P.M.

COMMUNICATION: None

OLD BUSINESS: Docket 2021-01 Approval of Findings of Fact for WSU Properties, LLC, for a retail development at the location of 10404 Indianapolis Blvd. The Plan Commission on July 21, 2021 voted to send a Favorable Recommendation to the Town Council for an amendment to an existing PUD, and the Plan Commissions approval of the Indianapolis Blvd. Overlay District Development Plan for the referenced location.

Commissioner Martini motioned to approve the Findings of Fact for Docket 2021-01. Commissioner Kendra seconded and it unanimously passed with a roll call vote of 5 -0.

NEW BUSINESS: Docket 2021-02 Preliminary Hearing for a (6) Lot Subdivision located at the corner of Franklin Ave. & Liable Rd., for the purpose of building new Single Family Residences. The petitioners are Al & Rosemary Bujtor of 3736 Sandalwood, represented by Gary Torrenge of Torrenge Engineering, 907 Ridge Rd., Munster, In., 46322.

Al & Rose Bujtor were present to request a Public Hearing for a (6) Lot Subdivision at the corner of Franklin Ave. & Liable Rd. Mr. Bujtor stated that the first home to be built in the subdivision would be occupied by he and his wife Rose. He said that they have cleaned up the neighborhood to make it a more desirable place. Ms. Bujtor stated that she grew up on that property. She said that her brother left the property to them and thought it was a beautiful area to live/build, so they sold their home in California and moved here. They presently live in Sandalwood.

Commissioner Zemen thanked the Bujtor's for their interest in building the subdivision.

Mr. Mika asked that prior to the next Plan Commission Study Session, that the modifications to the drawings be made that had been discussed at the Plan Commission Study Session on October 6.

Mr. Mika asked Mr. Bujtor if he was able to pursue the legal document that was needed from the HOA. Mr. Bujtor replied there were a few conversations between he and Gary Torrenge, but he would speak with Mr. Torrenge again. He mentioned that Mr. Torrenge had been in conversations with an attorney from Valparaiso regarding that subject. Mr. Mika said they would like that document by the next Plan Commission study session slated for November 3, 2021.

Commissioner Zemen motioned to approve the request for the Public Hearing.
Commissioner Kendra seconded and passed with a unanimous roll call vote of 5 -0.

BUSINESS FROM THE FLOOR: None

ADJOURNMENT: There being no further business to come before the Board, Commissioner Zemen moved to adjourn. Commissioner Martini seconded. Meeting adjourned at 7:06 P.M.