

**TOWN OF ST. JOHN
PLAN COMMISSION AGENDA
ST. JOHN MUNICIPAL BUILDING
10955 W. 93RD AVENUE, ST. JOHN, IN 46373
JULY 5, 2023 7:00 P.M.**

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

4. MINUTES:

June 7, 2023 Plan Commission Regular Meeting Minutes

June 21, 2023 Plan Commission Study Session Minutes

5. PUBLIC HEARINGS:

A. 2023-08 W. 93rd AVENUE & US HIGHWAY 41: Proposed Site Plan and sidewalk waiver from StJMC 21A-33 (d)(2) to install six foot wide sidewalks instead of eight feet wide along the southwest corner of W. 93rd Avenue and US Highway 41; zoned: R2 (Single-Family Residential), Evan Laviolette (First Group Engineering), Joseph Wiszowaty (Town Manger).

B. 2023-10 PARK IMPACT FEE ZONE IMPROVEMENT PLAN & PARK IMPACT FEE ORDINANCE: Proposed amendment to the Comprehensive Plan to incorporate a Park Impact Fee Zone Improvement Plan and recommendation for adoption of the updated Park Impact Fee Ordinance; Matt O'Rourke (American Structurepoint, Inc.), Joseph Wiszowaty (Town Manager).

6. OLD/NEW BUSINESS:

C. 2021-01 MARTIN'S COMMERCIAL ADDITION, LOT 9: Proposed Amendment to Building Elevations, creating a two-tone all brick building, 10845 Poplar Place St. John, IN, at the intersection of Poplar Place and Parrish Avenue; zoned: C2 (Highway Commercial District), 1 acre; Jeff Brant (Brant Construction), David DeCesaris (Project Manager, Brant Construction).

D. 2021-09 PARRISH WOODS: Proposed Amended Address to Lot 24, corrected lot dimensions to Lots 19 and 21, and corrected distance from the Southwest corner of the subdivision to the intersection of the West line of the Southwest Quarter of the Northwest Quarter of Section 10-24-9 and the Centerline of 112th Place; zoned: R-1 (Single Family Residential, 20 acres; Ryan Fleming (ElevenTen, LLC).

7. PUBLIC COMMENT

8. ADJOURNMENT