

**HAMILTON COUNTY PLAN COMMISSION
ONE HAMILTON COUNTY SQUARE, SUITE 306
NOBLESVILLE, INDIANA 46060**

DATE: Wednesday, April 21, 2021

TIME: 7:00 p.m.

PLACE: County Council / Commissioners' Courtroom, First Floor, Hamilton County Government & Judicial Center, Noblesville, Indiana

AGENDA

1. Roll Call
2. Declaration of Quorum
3. Communication/Reports:
4. Approval of Minutes - March 17, 2021

5. Public Comment:
6. Correspondence:
7. President's Report:
8. Old Business:
9. New Business:

(A) P.C.-P.P.-0001-04-2021 Primary Plat Public hearing 7:00 p.m.

CONCERNING: Developing a 24 lot subdivision.

LOCATION: Oak Ridge Road between 231st Street and 236th Street on both sides of the road.
Sheridan, Indiana Adams Township, Hamilton County, Indiana

ZONING: A-2(s)

PROPERTY SIZE: 78.16 acres

OWNERS: Deanna Forrest

**(B) SBZA-L.U.V.-0003-04-2021 Land Use Variance
Recommendation to the South BZA**

CONCERNING: Allowing for the use of a contractor's office for a home improvement business from the previous use of multi-family residence. Also asking for a commercial accessory structure (24 ft. by 30 ft.) for materials and vehicle storage.

LOCATION: 11790 State Road 32 East, Noblesville, Indiana
Wayne Township, Hamilton County, Indiana

ZONING: A-2(s)

PROPERTY SIZE: 8.02 acres

OWNERS: Jazmine Home Improvement, LLC

**(C) NBZA-L.U.V.-0005-04-2021 Land Use Variance
Recommendation to the North BZA**

CONCERNING: Allowing owner to operate a gunsmithing business from his residence. He will be the only employee and work will be done in the basement workshop. 1-2 customers per month. No machining of parts and no firing of guns.

LOCATION: 1565 State Road 13 North, Anderson, Indiana
White River Township, Hamilton County, Indiana

ZONING: A-2

PROPERTY SIZE: 2.24 acres

OWNERS: Joshua & Mary Mullins

- 10. Director’s Report:
- 11. Legal Counsel Report:
- 12. Next Plan Commission Meeting: Wednesday, May 19, 2021
- 13. Adjournment:

ADA Notice: Hamilton County, will upon request, provide appropriate aids and services leading to effective communication for qualified persons with disabilities so that they can participate equally in Hamilton County’s public meetings.

For special accommodations for a meeting contact Steven Rushforth, the ADA Facilities Coordinator/Safety & Risk Manager, at (317-770-1976) or by email to: steven.rushforth@hamiltoncounty.in.gov at least two (2) business days prior to the scheduled meeting or event to request an accommodation.