

Boone County Area Plan Commission
September 4, 2024 - 7:00 PM
Lamar Meeting Room – Boone County Government Building

Members Attending: Dan Fry, John Merson, Tad Braner, Carol Cunningham and Kasey Copeland

Members Absent: Jay Schaumberg and Dustin Plunkett

Staff Attending: Deborah Luzier (Planning Director) and Bob Clutter (Attorney for the Boone County BZA and APC)

A. Administrative Issues

1. John Merson opened the meeting at 7:00pm by leading the Pledge of Allegiance. Introductions followed.

2. **Determination of Quorum:** 5 of 7 members present

3. Approval of the Agenda:

Deborah Luzier noted the petition 24WA-7M-158 Tom and Kerry Dull/Attorney Michael Andreoli be continued.

4. Approval of Minutes for August 7, 2024:

Carol Cunningham made a motion to approve the minutes from August 7, 2024, meeting. Tad Braner seconded the motion. Motion carried 5-0.

A. Old Business Public Hearings:

1. 24SC-7M-108 Dick and Michele Threlkeld; Special Exception and Minor Subdivision Plat

Deborah Luzier read the staff report.

Dick Threlkeld came forward on behalf of this petition. Jim Swift came forward to clarify the shared driveway access easement and that it was voluntary.

John Merson closed the public hearing and opened it to the board. No questions or issues were raised by Board Members.

Kasey Copeland made a motion to approve 24SC-7M-108 with the conditions stated in the staff report. Tad Braner seconded the motion. Motion carried 5-0.

B. New Business Public Hearings:

1. 24WA-7M-158 Tom and Kerry Dull/Attorney Michael Andreoli; Special Exception and Minor Subdivision Plat

Per petitioner and Attorney Michael Andreoli this will be tabled until the October 2, 2024, meeting.

C. Violations Report:

None at this time.

D. Administrative Matters:

1. Ordinance Update – Discussion
2. Ulen Planning and Zoning Ordinance – Discussion
3. Permit Fee Schedule – Discussion
4. Property Violation Report - Discussion
5. RFP Comp Plan:
John Merson made a motion to adopt the RFP Comprehensive Plan with the understanding that there may be subtle changes made. Tad Braner seconded the motion. Motion carried 5-0.
6. Bids for the RFP Comprehensive Plan – Discussion
7. New Area Plan Director Position – Discussion
8. Variances over Accessory Structure Size - Discussion

With no further business, Kasey Copeland made a motion to adjourn at 7:58pm.
Tad Braner seconded the motion. Motion carried 5-0.