

**Monrovia Plan Commission Meeting**  
**Tuesday, April 12<sup>th</sup>, 2022**

**Call to Order:** The meeting was called to order at 6:30 pm with the Pledge of Allegiance by President Eddie Menzel. Prayer led by Ed Olleman.

Meeting was held at the Municipal Building 140 E Main St., Monrovia, IN

**Roll Call Present:** Eddie Menzel, Loren Moore, Bob Nicholls, Ed Olleman, Stan Graves, Jim Wisco, Town Attorney, Brad Dove, Town Engineer, and Maryanne Taylor, Plan Administrator

**Roll Call Absent:** Jacob Hoffman, Brock Sears, and Philip Fowler

**Citizen Guest:** Michael Conner, Phyllis Mead, Kenny Mead, Macy Mead, Clay Kincaid, Jennifer Lentz, Matt Dalton, Tammy Garrity, Jason Inglert, and Tiffany Inglert

**MINOR 22-01:** Eddie Menzel opened the public hearing. He invited John Larrison from Holloway Engineering to speak on behalf of the Mead's. John Larrison introduced Kenny and Phyllis Mead and stated they have owned the property for quite a while. He stated they own the better part of a full block here in Monrovia. Kenny would like to sell the existing house to his daughter and her husband. Then he would like to build a house on lot 2, which is almost double what is needed in R6. The proposed house will have access to the town's sewer and Morgan County Rural Water. Eddie Menzel asked about the access to the lot and where the driveway would be. John Larrison stated that they do have the legal access to put the driveway in, but he did not know when they would put that in. All the setbacks and requirements were approved by our engineer, Brad Dove, from DLZ Engineering.

**Motion to close the public hearing:**

- 1<sup>st</sup> Ed Olleman
- 2<sup>nd</sup> Bob Nicholls
- All in favor

**Motion to approve MINOR 22-01:**

- 1<sup>st</sup> Ed Olleman
- 2<sup>nd</sup> Loren Moore
- All in favor

**MOTION CARRIES**

**MINOR 22-02:** Eddie Menzel opened the next public hearing and asked John Larrison to speak on behalf of the Whitney's. John Larrison explained that there is an existing house and a driveway on the parcel, there would be no new development. The Whitney's have a buyer for the veterinary clinic, and they want to buy the house also. The Whitney's did not want to sell the entire property, so they wanted to split off 1.7 acres. Larrison explained that the existing garage is 22 feet from an existing property line. Several neighbors were present to speak about the

minor split. After John Larrison explained there would be no new development they withdrew their concerns.

**Motion to close the public hearing:**

- 1<sup>st</sup> Ed Olleman
- 2<sup>nd</sup> Loren Moore
- All in favor

**Motion to approve MINOR 22-02:**

- 1<sup>st</sup> Loren Moore
- 2<sup>nd</sup> Ed Olleman
- All in favor

**MOTION CARRIES**

**ZA 22-01:** John Larrison stated that this zoning amendment was for the MINOR 22-02. They are requesting a zoning change from AG to R2 since it is less than 5 acres.

**Motion to send a favorable recommendation to Town Council:**

- 1<sup>st</sup> Loren Moore
- 2<sup>nd</sup> Ed Olleman
- All in favor

**MOTION CARRIES**

**Motion to approve March 8<sup>th</sup> Plan Commission Minutes:**

- 1<sup>st</sup> Loren Moore
- 2<sup>nd</sup> Ed Olleman
- All in favor

**Building Permits:** President Eddie Menzel read the building permits for March- 2 porch and 4 electric permits.

**Old Business:**

1. Deadlines for new applications was presented to the Plan Commission last month. It was decided that the plan administrator consult with Brad Dove, from DLZ. Brad Dove suggested changes that were approved by the Plan Commission.

**Motion to approve new deadlines:**

- 1<sup>st</sup> Ed Olleman
- 2<sup>nd</sup> Bob Nicholls
- All in favor

**MOTION CARRIES**

2. Revisit fence permits: It has come the councils attention that some of the language in the Town of Monrovia's Ordinance contradicts the fence permit fee. After much talk it was decided to make a recommendation to put fence permits on hold at this time.

**Motion to put fence permits on hold:**

- 1<sup>st</sup> Loren Moore
- 2<sup>nd</sup> Bob Nicholls
- All in favor

**MOTION CARRIES**

**New Business:**

- Jason and Tiffany Inglert spoke about possible plans to put outdoor storage on property they own along Gordon Road. It would need to be rezoned from residential to commercial. They wanted input from the Plan Commission. Discussions continued about fencing, lighting, electricity, and what type of things they would store.

**Motion to Adjourn:**

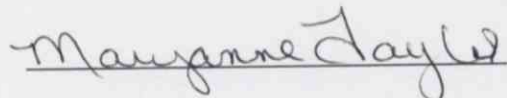
- 1<sup>st</sup> Ed Olleman
- 2<sup>nd</sup> Loren Moore
- All in favor

**Meeting adjourned at 8:02 p.m.**

Plan Commission President  
Eddie Menzel

  
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Plan Commission Administrator  
Maryanne Taylor

  
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