

Town of Griffith
Plan Commission
July 19, 2021

The July 19, 2021 Plan Commission meeting was called to order at 7:01 p.m. by Chairman; Larry Ballah with members, Rob Bubala, Dave Maglish, Rick Ryfa, and Larry Stassin. Also present was Attorney Bob Schwerd, Plan Commission Engineer; Jake Dammarell, and Building Commissioner; Steve McDermott. Absent were members Stan Dobosz and Jim Marker.

Minutes from the April 19, 2021 meeting were approved as written.

OLD BUSINESS

None.

NEW BUSINESS

Item #1 Patrick & Sharon Murphy; 725 W Elm St. Request for a Public Hearing to rezone the property from an R2 zoning to an undetermined B zone.

Sharon & Patrick Murphy appeared before the board. Ms. Murphy explained the property was their late mothers and they were approached years ago by the Schoolboard for the property to be used for the school, so they wanted to rezone the property to B1 to resell. Mr. Dammarell read aloud Sec. 86-89. – Permitted Uses of the Town Ordinance showing the approved businesses that can operate in a B1 zoning district. Mr. Ryfa asked if they could present a plan with a developer or buyer showing the intentions of the use of the property if rezoned. Mr. Stassin also stated he felt leaving the zoning as residential was a better option and that he has concerns with the traffic impact if this were to be rezoned as business district. Mr. Ryfa expressed concerns with rezoning the property again. ***Mr. Ryfa made a motion to withdraw the petitioners request, seconded by Mr. Stassin. All favored, motion carried.***

Item #2 709 E Elm, LLC; 709 E Elm St. Request for a Public Hearing to rezone the property from an R2 zoning to R3.

Sue Morrison and Karl Seger appeared before the board. The property in question is a residential building with three units which do not fit the current R2 zoning requirements. The building needs to be rezoned as R3 in order to be compliant with Town Ordinances. ***Mr. Stassin made a motion granting permission to 709 E Elm, LLC to advertise for a public hearing to rezone the property, seconded by Mr. Bubala. All favored, motion carried.***

COMMUNICATIONS

Mr. Ryfa had a communication from the Griffith Town Council. Town Council wants to add residential and commercial zoning to the properties on the 1-400 block of North Broad Street and 1-200 block of South Broad Street. This would allow buildings that were built as homes in those areas to be sold as residential homes if they meet the required developmental standards as well as residential living on the second floor of properties in the blocks that are still businesses. They will be advertising for a public hearing for the August 16th Plan Commission meeting.

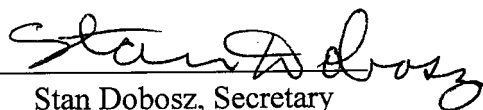
BILLS AND EXPENDITURES

Mr. Bubala made a motion to approve a claim for the meetings held April 19, 2021 in the amount of \$65.00 seconded by Mr. Stassin. All favored, motion carried

ADJOURNMENT

There being no further business to come before the Plan Commission, a motion was made and seconded to adjourn. The meeting was adjourned at 7:26p.m.

Respectfully Submitted


Stan Dobosz, Secretary


Aubrey R. Stegall, Recording Secretary