

ORDINANCE NO. 2019-03

All-American Storage, LLC Planned Unit Development (PUD) Outline Plan Amendment

An ordinance to amend the Monroe County Zoning Maps which were adopted December 1996.

Whereas, the Board of Commissioners of Monroe County, Indiana, passed a zoning ordinance and adopted zoning maps effective January 1997, which ordinance and maps are incorporated herein; and,

Whereas, a certain "amendment" was proposed to the All-American Storage, LLC Planned Unit Development (PUD) Outline Plan, which were deemed necessary and advisable to address existing land use trends and to promote the public health, safety, and welfare;

Whereas, the Plan Commission advertised for and conducted a public hearing on the proposed amendment;

Whereas, following the public hearing, the Plan Commission voted to forward the amendment to the Board of Commissioners with a favorable recommendation;

Whereas, the Plan Commission certified the amendment and its recommendation thereon to the Board of Commissions for consideration pursuant to Indiana Code Sections 36-7-4-602 through 605;

Whereas, in accordance with Indiana 5-14-1.5-5, the Board of Commissioners provided public notice on its intention to consider the amendment in ordinance form during its February 6, 2019 meeting, and accepted public comment on the proposed amendment during its February 6, 2019 meeting;

Whereas, the Board of Commissioners finds that the amendment, if adopted, would reasonably and efficiently advance the statutorily recognized zoning ordinance purposes, which include, among other purposes, the promotion of the health, safety, morals, convenience, order, and general welfare of the citizens of Monroe County, Indiana, and that the amendment should be adopted;

Whereas, the Board of Commissioners finds and confirms that in the preparation and/or consideration of the amendment, both the Board of Commissioners and the Plan Commission gave reasonable regard to: the Comprehensive Land Use Plan of Monroe County, Indiana; current conditions and the character of current structures and uses in each district; the most desirable use for which the land in each district is adapted; the conservation of property values throughout the jurisdiction; and responsible development and growth;

Now, therefore, be it ordained by the Board of Commissioners of Monroe County, Indiana, as follows:

SECTION I.

The All-American Storage, LLC Planned Unit Development (PUD) Outline Plan (Ordinance No. 2007-16) of the Monroe County Zoning Ordinance is amended to add 'Park and Recreational Services' to the list of permitted uses in the PUD. The property totals 3.21 +/- acres, located at S Old State RD (Parcel No. 53-08-21-200-142.000-008) in Perry Township, Section 21, zoned PUD.

SECTION II.

The following conditions of approval shall apply to this petition:

- 1) Remove 'Adult Oriented Business' from the All-American Storage, LLC Planned Unit Development (PUD) Outline Plan's list of permitted uses;

SECTION III.

This ordinance shall be in full force and effect from and after its passage and adoption by the Board of Commissioners of Monroe County, Indiana.

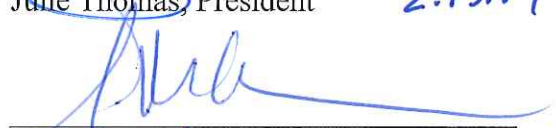
Passed and adopted by the Board of Commissioners of Monroe County, Indiana, this 6th day of February, 2019. 13th

BOARD OF COMMISSIONERS OF MONROE COUNTY, INDIANA

"Yes" Votes


Julie Thomas, President

2.13.19


Amanda Barge, Vice President

2.13.19


Lee Jones, Commissioner

2.13.19

"No" Votes

Julie Thomas, President

Amanda Barge, Vice President

Lee Jones, Commissioner



Attest:

Catherine Smith, Monroe County Auditor


OFFICE OF
MONROE COUNTY PLAN COMMISSION
501 N Morton Street, Suite 224
BLOOMINGTON, IN 47404

TO: THE COMMISSIONERS OF MONROE COUNTY, INDIANA

CERTIFICATION

I, Larry Wilson, hereby certify that during its meeting on January 15th, 2019 the Monroe County Plan Commission considered Petition No. 1811-PUO-05 for an amendment (Ordinance No. 2019-03) to the Monroe County Zoning Ordinance and made a positive recommendation to approve thereon, based on the findings, conditions, and Public Works Department reports, with a vote of 8-0.

This proposed amendment is being forwarded for your consideration pursuant to I.C. 36-7-4-605(a).



Larry Wilson
Planning Director

1-25-2019
Date