

**PORTER COUNTY DEVELOPMENT REVIEW COMMITTEE**  
**Regular Meeting Minutes**  
**February 3, 2016**

LOCATION: County Administrative Center, Ste 205      TIME: 9:00 a.m.

MEMBERS IN ATTENDANCE

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Robert Thompson, Executive Director & County Planner  
Kevin Breitzke, County Surveyor  
Ray Riddell, Director of Engineering  
David Burrus, Drainage Board President  
Kristy Marasco, Planner I

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Also present was Rich Hudson and Harvey Nix.

Mr. Thompson stated that Eugene Johnson and Ryan Neal petitions have been removed from the agenda.

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**Case:**            **DP-15-0058**  
**Applicant:**    **Insite, Inc., c/o Bryan Donley**  
**Location:**     Southwest corner of 500 East and 600 North, in Washington Township  
**Acreage:**       81.37 +/- acres  
**Request:**       Development Plan approval to construct a new telecommunication facility with a 199' monopole tower.

Mr. Thompson stated that they had approval from BZA to allow this request.

Mr. Bryan Donley presented. Two sets of plans were turned into the building department for review.

**DISCUSSION AND CONCERNS:**

Mr. Thompson asked if they have a carrier that is ready to go on this tower.

A: Verizon Wireless is going to be the anchor tenant. I do not have an exact date for the construction schedule, but I can provide that.

C: Per code (90 days), after the tower is up, we ask that the carrier is progressing to getting there.

A: We can provide the letter when applying for the permit for the tower.

Mr. Breitzke stated that they are to make sure their driveway does not block off drainage along the farm field. He asked if they would have a generator on the site.

A: Yes.

Q: Will that be filled by natural gas?

A: The plan calls for a diesel generator.

C: Make sure to have a spill protection or containment connected with that.

C: We will update the prints to show that, along with any culverts necessary in the low spots.

Mr. Burrus made motion to approve Case DP-15-0058 subject to the discussion that was made at this meeting. Mr. Breitzke seconded the motion, which carried on a unanimous voice vote.

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**Case:** MI-15-0018  
**Applicant:** Mark Markovich  
**Markovich Minor Subdivision**  
**Location:** Approximately 1050 North 200 West, in Liberty Township  
**Acreage:** 10.03 +/- acres  
**Request:** Primary plat, four (4) lot minor subdivision.

Mr. Bill Davies presented. The proposed is a 4 lot minor subdivision; 3 of the lots will have frontage along 200 West and the 4<sup>th</sup> being a large lot is sitting behind the other three. We are proposing shared access for lots 1 and 2 to the County Road and shared access for lots 3 and 4 as shown on the drawing. We proposed a master drainage tile in which he spoke with Ms. Cadwell and it will be changed to where the easement from the northern property joiner to run thru that area. Septics look like they will work on the property.

#### **DISCUSSION AND CONCERNS:**

Mr. Burrus asked when referring to the natural drainage tile it is assuming that it is the subsurface drain that is required for the septic.

A: Correct.

Q: Where is the discharge for that?

A: Southwest intersection of 1050 North and 200 West.

Mr. Burrus asked if there has been an approval to tie into that storm sewer.

Mr. Breitzke replied not yet.

Mr. Burrus stated he is not prepared to accept new projects into that until the problem is resolved with the storm sewer and he is concerned with the drainage issues.

Mr. Thompson stated that on the marked up plat by Mr. Hudson, one of the items is on lots 3 and 4 which will have a shared access; recommends that the easement needs to go further back. He also recommended they look into the drainage problem towards 1050 North. He will scan and forward the comments made by Mr. Hudson to be looked at.

Mr. Breitzke concern is on the frontage access easement and if tapping on to that drainage system, which is Highway drainage, its regulated drain, they will need permission from the Drainage Board in which that will be a condition. He recommended that it will need some supplementary drainage.

Mr. Burrus recommend taking a vote for the outcome; however, he does not see this design to function properly until there is an approval from the Drainage Board to tie into that sewer.

Mr. Breitzke stated that he also agrees and recommended for them to give it more thought to the overall Storm Water Drainage Plan.

Mr. Thompson stated that they will need to go in front of the Drainage Board before going any further and suggested that this case is to be continued.

Mr. Burrus made motion to continue Case MI-15-0018 and to get the result from the Drainage Board first. Mr. Breitzke seconded the motion, which carried on a unanimous voice vote.

Mr. Breitzke recommend for them to work with Abercrombie Subdivision to figure out some of the solutions being that it will have an impact on them too.

There being no further business, the meeting adjourned at 9:25 a.m.