

## **AGENDA**

### **POSEY COUNTY AREA PLAN COMMISSION REGULAR MEETING**

**THE HOVEY HOUSE  
330 WALNUT STREET  
MT. VERNON, IN 47620**

**JANUARY 11, 2024  
6:00 P.M.**

**ROLL CALL:** ROLL CALL OF MEMBERS TO ESTABLISH A QUORUM PRESENT.

**APPROVAL OF MINUTES:** APPROVAL OF MINUTES FROM DECEMBER 14, 2023 MEETING AS EMAILED.

**ELECTION OF OFFICERS 2024**

**COMMITTEE APPOINTMENTS 2024**

**ATTORNEY 2024**

**FEES 2024**

**RULES OF PROCEDURE**

**DESIGNATED NEWSPAPER**

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#### **REZONING – TABLED FROM DECEMBER 2023 MEETING:**

DOCKET NO: 23-12-RE-APC

APPLICANT: Desiree Eichenberger

OWNER: St. Peter's On The Hill Inc.

PREMISES: Part of the Southwest Quarter of Section 13, Township 6 South, Range 12 West lying in Marrs Township, Posey County, Indiana. More commonly known as 2800 S. St. Philip Rd., Evansville, IN 47712 Containing 6.00 acres more or less and 3.20 acres more or less and .78 acres more or less (Complete legal description is on file at the Posey County Area Plan Commission Office).

NATURE OF CASE: Petition to rezone property from R-1 (Residential Single Family) Zoning District to B-2 (Commercial General) Zoning District under the Zoning Ordinance of the City of Mt. Vernon, Town of Cynthiana, Town of Poseyville and Unincorporated Posey County.

**SITE DEVELOPMENT PLAN – TABLED FROM DECMEBER 2023 MEETING:**

APPLICANT: Dempson Haney, Hafer Design  
OWNER: Posey County Humane Society, Inc.  
PREMISES: Beginning at the Northwest corner of the Northwest Quarter of the Southeast Quarter of Section 3, Township 7 South, Range 13 West, containing 1.535 acres, more or less. More commonly known as 6500 N Leonard Rd, Mt. Vernon, IN 47620 (Complete legal description is on file at the Posey County Area Plan Commission Office).

**APPLICANT/OWNER OF THE ABOVE DESCRIBED PROPERTY HAS REQUESTED:**

Approval of Site Development Plans in an M-1 Zoning District under The Zoning Ordinance of the City of Mount Vernon, the Town of Cynthiana, the Town of Poseyville and Unincorporated Posey County.

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**DEVELOPMENT PLAN APPLICATION SECS TIER 2**

DOCKET NO: 2023-01-SECS-2-APC  
APPLICANT: Lauren Melchior / Salas O'Brien  
OWNER: Astrazeneca Pharmaceuticals, LP

PREMISES: Parts of the Northeast Quarter of the Southwest Quarter and Southeast Quarter of the Southwest Quarter of Section 2, Township 7 South, Range 13 West and part of the Northeast Quarter of the Northwest Quarter of Section 11, Township 7 South, Range 13 West. Lying in Black Township, Posey County Indiana. Containing 26.70 more or less. More commonly known as 4601 Hwy 62 E, Mt. Vernon, IN 47620. (Complete legal description is on file at the Posey County Area Plan Commission Office).

**APPLICANT/OWNER OF THE ABOVE DESCRIBED PROPERTY HAS REQUESTED:**

The applicant requests Development Plan Approval to develop a Solar Energy Conversion System (SECS) – Tier 2

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**REPLAT:**

DOCKET NO: 23-11-S-APC  
APPLICANT: Greg Kissel – Kissel Land Surveying, LLC  
OWNERS: Alan & Laura Schelhorn and Christopher & Angela Joyce  
PREMISES: Part of the East Half of the Southeast Quarter all in Section 22, Township 6 South, Range 13 West in Black Township, Posey County, Indiana. More commonly known as 3912 Valley View Dr., Mt. Vernon, IN & 3940 Blackford Rd. E., Mt. Vernon, IN. Containing 1.189 acres more or less and 1.773 acres more or less. (Complete legal description is on file at the Posey County Area Plan Commission Office).

**APPLICANT/OWNER OF THE ABOVE DESCRIBED PROPERTY HAS REQUESTED:**

Approval of Replat of Lot 5 and Lot 6B of Blackford Lake Estates in an R-1 Zoning District under The Subdivision Control Ordinance of the City of Mount Vernon, the Town of Cynthiana, the Town of Poseyville and Unincorporated Posey County.

**REZONING:**

DOCKET NO: 23-14-RE-APC

APPLICANT: Greg Kissel

OWNER: Raymond A. Jr & Amelia C. Vanover

PREMISES: 1400 Greenfield Lane, New Harmony, IN 47631

NATURE OF CASE: Petition to rezone property from A (Agricultural) Zoning District to R-1 (Residential Single Family) Zoning District under the Zoning Ordinance of the City of Mt. Vernon, Town of Cynthiana, Town of Poseyville and Unincorporated Posey County.

**COMPLAINTS – TABLED:**

319 W. 8<sup>th</sup> Street, Mt. Vernon (Stillwagoner)

324 W. 7<sup>th</sup> Street, Mt. Vernon (Schneider)

1002 E. Sycamore Street, Mt. Vernon (Berry-Ridley)

6201 Cheshire Drive, Mt. Vernon (Utley)

**COMPLAINTS - NEW**

1100 Tanglewood Drive, Mt. Vernon (Harris)

**DIRECTOR’S REPORT**

**OTHER BUSINESS**

**APPROVAL OF PAYROLL AND BILLS**

**REPORT OF COLLECTIONS**

**CITIZEN CONCERNS**

**ADJOURNMENT**