



TOWN OF CEDAR LAKE – PLAN COMMISSION WORK SESSION MINUTES

November 5, 2014 7:00 P.M.

Call To Order (Time): 7:00 P.M.

Pledge to Flag:

Roll Call:

Present Diane Cusack

Present Donald Oliphant, Town Engineer – CBBEL

Present Jim Hunley

Absent Tim Kuiper, Town Attorney

Present John Kiepora, Vice President

Absent Tim Kubiak, Building Commissioner

Present John Foreman

Present Patsy Casassa

Present Brooke Faber, Recording Secretary

Present Jerry Wilkening

Present Greg Parker, President

OLD BUSINESS:

1. Bobb Auto Group- Grading/Fill Plan

Owner: PSB, LLC. /13007 Wicker Ave., Cedar Lake, IN 46303

Petitioner: Bobb Auto Group, 11009 W. 133rd Ave., Cedar Lake, IN 46303

Vicinity: 13007 Wicker Ave., Cedar Lake, IN 46303

- (1) Petitioner's Comments: No comments
- (2) Town Engineer's Comments: Don Oliphant stated that Bobb Auto Group has a foundation permit from the state, but not from the town. Bobb Auto Group has not resubmitted for additional storage calculations and wetland inspection. Don Oliphant has told them that they will put a stop work order if they do not comply.
- (3) Building Department's Comments: No comments
- (4) Commission's Discussion: Several discussions took place amongst the commission. Several questions were asked and answered accordingly. The commission will discuss more at the next public meeting.

2. Monastery Woods South-Letter of Credit Reduction Request

Owner: Monastery Woods Development, LLC, 131 Ridge Rd., Munster, IN 46321

Petitioner: McFarland Homes VI, LLC, 2300 Ramblewood Dr., Suite A, Highland, IN 46322

Vicinity: Monastery Woods South Development

Request: Petitioner is requesting a reduction in the letter of credit amount.

Petitioner submitted Letter of Credit No. CL7427LC in the amount of \$469,319.00 expiring October 29, 2016 for acceptance by the Plan Commission.

- (1) Petitioner's Comments: No comments

- (2) Town Engineer's Comments: Don Oliphant said that this is on here for the walking path from Monastery Woods Subdivision to Hanover High School. IDEM will be doing an onsite inspection due to a resident on the west side of the subdivision contacting them. Monastery Woods Subdivision has not obtained an NOI (Notice of Intent) from the state.
- (3) Building Department's Comments: No comments
- (4) Commission's Discussion: John Foreman talked to the school superintendent and got advised to try to get on school board agenda to see if they want the walk path.

NEW BUSINESS:

1. Centennial Phase 8- Final Plat Review & Bond Request

Owner/Petitioner: Olthof Homes, 8051 Wicker Ave, St. John, IN 46373
Vicinity: Centennial Phase 8, Cedar Lake, IN 46303
Request: Petitioner is requesting a final plat approval. Petitioner is requesting approval to post bond for Phase 8.

- (1) Petitioner's Comments: Ed Recktenwall from Olthof Homes is present to answer any questions.
- (2) Town Engineer's Comments: No comment.
- (3) Building Department's Comments: No Comment.
- (4) Commission's Discussion: Several discussions took place amongst the commission .Several questions were asked and answered accordingly. The commission will discuss more at the next public meeting.

There was no public comment and the meeting adjourned at approximately 7:15 P.M.

Jerry Wilkening

John Foreman

Jim Hunley

Greg Parker

Diane Cusack

Patsy Casassa

Tim Kubiak

John Kiepura

Attest: Brooke Faber, Recording Secretary