

DEPARTMENT OF PLANNING SERVICES

SUITE 150, CITIZENS SQUARE
200 EAST BERRY
FORT WAYNE, IN 46802

260-449-7607
260-449-7682
WWW.ALLENCOUNTY.US

TO: All interested persons
FROM: Christian J. Beebe, Principal Land Use Planner
RE: Public hearing notice
DATE: June 25, 2019

We are posting this notice to let you know the Allen County Plan Commission will hold a public hearing **Thursday July 11, 2019 at 1:00 p.m.** The Plan Commission will hold the hearing in **Room 035 in Citizens Square, 200 East Berry Street.** Room 035 is on the Garden Level (basement) and can be accessed through the Berry Street side of the building. The agenda for the hearing includes the following request:

PROPOSAL: Primary Development Plan PDP-2019-0030, The Overlook
APPLICANT: Reincke-Norris, LLC
REQUEST: To approve a primary development plan for a 42 unit multiple family residential complex.
LOCATION: The site is located on the north side of the 13700 to 13800 blocks of West State Road 14, south of Hamilton Meadows subdivision and east of South Noyer Road (Section 5 of Aboite Township).
LAND AREA: Approximately 7.7 acres
PRESENT ZONING: C2/Limited Commercial
PROPOSED WATER: City of Fort Wayne
PROPOSED SEWER: Aqua Indiana

Further information regarding this project is available at the following website: <http://www.allencounty.us/land-use/calendar-and-agenda> (see Plan Commission Monthly Project Information Packets). We also have the project file at our office, which is located in Suite 150 of Citizens Square, 200 East Berry Street.

This public hearing is your chance to play a role in the decision making process regarding this project. **If you are unable to attend the hearing but want to be heard, please have 10 copies of your written comments to our office before 12:00 noon Thursday July 11, 2019 for staff to hand deliver to the Plan Commission at the public hearing, or you may bring your comments to the hearing.** Please include your name and mailing address on all correspondence.

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PROPOSAL: Primary Minor Plat, PMP-2019-0002, Jesse's Place 2
APPLICANT: Karla Miller – Executive Director to Jessie & Margie Liechty Trust
REQUEST: To approve a primary minor plat for a five (5) lot single family residential subdivision.
LOCATION: The site is located on the south side of the 17400 to 17500 blocks of State Road 1 (Section 12 of Cedar Creek Township).
LAND AREA: Approximately 13.2 acres
PRESENT ZONING: A1/Agricultural
PROPOSED WATER: Well
PROPOSED SEWER: Septic System

Further information regarding this project is available at the following website: <http://www.allencounty.us/land-use/calendar-and-agenda> (see Plan Commission Monthly Project Information Packets). We also have the project file at our office, which is located in Suite 150 of Citizens Square, 200 East Berry Street.

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PROPOSAL: Primary Minor Plat, PMP-2019-0001, Jesse's Place
APPLICANT: Jacob Gingerich
REQUEST: To approve a primary minor plat for a six (6) lot single family residential subdivision.
LOCATION: The site is located on the north side of the 17500 block of State Road 1 (Section 12 of Cedar Creek Township).
LAND AREA: Approximately 18.7 acres
PRESENT ZONING: A1/Agricultural
PROPOSED WATER: Well
PROPOSED SEWER: Septic System

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PROPOSALS: Rezoning Petition REZ-2019-0037 and Primary Plat PP-2019-0011, Grey Hawk Extended
APPLICANT: Oakmont Development Company, LLC
REQUEST: To rezone property from A1/Agricultural to R1/Single Family Residential; and to approve a primary plat for a 106-lot single family residential subdivision.
LOCATION: The site has frontage on the south side of the 13200 to 13300 blocks of Bass Road, and is west of Greyhawk, Section 2 (Section 5 of Aboite Township).
LAND AREA: Approximately 40.1 acres
PRESENT ZONING: A1/Agricultural
PROPOSED ZONING: R1/Single Family Residential
PROPOSED WATER: City of Fort Wayne
PROPOSED SEWER: Aqua Indiana

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PROPOSAL: Rezoning Petition REZ-2019-0038
APPLICANT: Dutch Made Properties
REQUEST: To rezone property from A1/Agricultural to I2/General Industrial to permit the existing uses of Dutch Made Properties.
LOCATION: The site is located on the west side of the 10400 to 10500 block of Roth Road, north of the existing facility (Section 36 of Cedar Creek Township).
LAND AREA: Approximately 8.8 acres
PRESENT ZONING: A1/Agricultural
PROPOSED ZONING: I2/General Industrial
PROPOSED WATER: Well
PROPOSED SEWER: Maysville Regional Sewer District

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We are posting this notice to let you know the Allen County Plan Commission and Board of Commissioners will hold a public hearing **Thursday July 11, 2019 at 1:00 p.m.** The Plan Commission and Board of Commissioners will hold the hearing in **Room 035 in Citizens Square, 200 East Berry Street**. Room 035 is on the Garden Level (basement) and can be accessed through the Berry Street side of the building. The agenda for the hearing includes the following request:

PROPOSAL: Vacation Petition – VROW-2019-0009
APPLICANT: Cherry Tree, Inc.
REQUEST: To vacate the right-of-way of Butler Ridge Parkway, as recorded in Document #201022335.
LOCATION: The right-of-way proposed to be vacated lies on the south side of 3000 block of Butler Road (Section 32 of Washington Township).
LAND AREA: Approximately 2.9 acres
PRESENT ZONING: I1/Limited Industrial

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