



**CLARK COUNTY PLAN COMMISSION  
JUNE 12, 2019**

The regular scheduled meeting of the Clark County Plan Commission was held on Wednesday, June 12, 2019, starting at 5:00 p.m., in the County Council Room, Room 418, Fourth Floor, Clark County Government Building, Jeffersonville, Indiana.

The following Board Members and Staff were present in the open meeting:

Eric Morris  
Dan Callahan  
David Blankenkemper-County Surveyor  
Stacia Franklin-Executive Director  
Jason Stanley-Code Enforcement Officer  
David Nachand-Attorney  
Michael Killen  
Jim Atcher  
Simon Kafari

The following Board members were absent

Wally Estes  
Connie Sellers  
Tony Bennett

The following appeared on the agenda:

1. The meeting was called to order by Michael Killen at 5:00 p.m.
2. Approval of the prior minutes from the May 08, 2019 meeting. Jim Atcher made a motion to approve. Connie Eric Morris seconded the motion. Motion carried 6-0.
3. Reading of the Rules.
4. 2019-06-PC: High Jackson Holdings, LLC, 720 Rolling Creek Dr., Suite 106, New Albany, filed a petition for approval of the preliminary plat of Limestone Creek Farms – 107 lots – located at High Jackson Road and Salem Noble Road, Silver Creek Township, Charlestown, Indiana. Jason Copperwaite from Paul Primavera & Associates represented the developer. He presented a PowerPoint regarding the property and the proposed subdivision. David Blankenkemper discussed changing the entrance on Salem Noble Road. Stacia Franklin read the list of adjoiners.

Daniel Andrews, 7110 Salem Noble Road, expressed concern about the Salem Noble Road entrance and its safety.

Nathan Jones, 5410 High Jackson Road, was also concerned about the safety on Salem Noble Road and asked about road widening, landscaping, and turn lanes.

Karen Bertram, 7224 Salem Noble Road, discussed drainage issues and Salem Noble Road safety issues.

The Board opened the meeting for public comment.

Thelma Doss, 5710 High Jackson Road, asked specific location of the subdivision and stated the traffic on High Jackson Road is just as bad as Salem Noble Road.

Sheila Smith, 7106 Salem Noble Road, expressed environmental concerns.

Dan Crum, 7812 Salem Noble Road, was concerned about property values and the amount of construction traffic on Salem Noble Road.

Paul Goodwin, 6906 Salem Noble Road, discussed a pull-off lane for the proposed subdivision. He also discussed the speed of the traffic on Salem Noble Road, as well as all the new housing on the road.

Jason Copperwaite addressed the questions by the audience. He also explained the possibility of changing the Salem Noble Road entrance to a cul-de-sac and only having one entrance off of High Jackson Road.

David Blankenkaker made a motion to approve the preliminary plat subject to the developer submitting to eliminate the entrance off of Salem Noble Road and making it into a cul-de-sac. Jim Atcher seconded the motion. Motion carried 6-0.

5. 2019-07-PC: Robert Lynn Company, Inc., 715 Mt. Tabor Road, New Albany, filed a petition to approve a preliminary plat and PUD revision of Silvercreek Meadows – 92 lots – located at Salem Noble Road, Charlestown Township, Charlestown, Indiana. Jason Copperwaite represented Mr. Lynn. David Blankenkaker stated the County Surveyor’s office reviewed and approved the plat. Jason Copperwaite presented the proposed subdivision and PUD amendments for the subdivision. He stated the PUD will not have any commercial uses and will keep the green space from the previously approved plat, aka Greenleaf Subdivision.

Michael Killen discussed the entrance into the subdivision. Robert Lynn gave a PowerPoint presentation showing the types of homes for the proposed subdivision, as well as the entrance and a proposed fence for the subdivision. David Blankenkaker asked about water pump stations.

Stacia Franklin read the list of adjoiners.

Dan Cristiani, 815 St. Joe Road, Sellersburg, stated the entrance was repositioned for better access to the property. He also said he is in favor of the proposed subdivision.

Robert Fordyce, 5406 Greenleaf Road, asked for clarification on the fence.

Daniel Crump, 7812 Salem Noble Road, expressed concerns about additional traffic on Salem Noble Road. He was also concerned about the possibility of rock blasting.

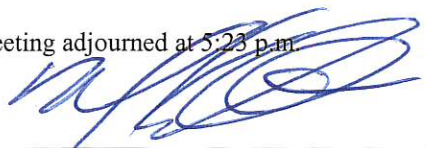
Michael Killen asked if any other audience member wanted to speak to the issue and no audience member wished to respond. He asked Robert Lynn to respond to the questions from the adjoiners. Mr. Lynn discussed property values, the proposed subdivision fence, and blasting potential.

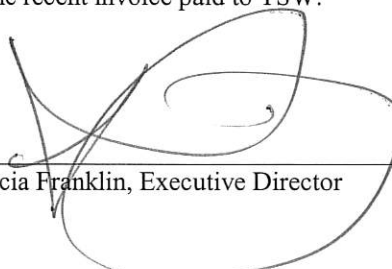
Dan Callahan made a motion to recommend to the Commissioners the approval of the revised PUD for Silvercreek Meadows. Eric Morris seconded the motion. Motion carried. 6-0

David Blankenkaker made a motion to approve the preliminary plat of Silvercreek Meadows. Eric Morris seconded the motion. Motion carried 6-0.

6. Plan Commission Business:
  - a. Ordinance Technical Committee: Stacia Franklin explained the technical committee and the recommended members. Jim Atcher and Eric Morris volunteered to be on the committee. Michael Killen volunteered himself to represent the BZA.
  - b. TSW paid invoice: Stacia Franklin updated the Board the recent invoice paid to TSW.

Meeting adjourned at 5:23 p.m.

  
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Michael Killen, President

  
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Stacia Franklin, Executive Director