

RESOLUTION NO. 2003- 3

A RESOLUTION TO ACCEPT THE COMPREHENSIVE PLAN
PROPOSED BY HNTB

WHEREAS, the Jefferson County Plan Commission has published a notice and held a public hearing on the proposed Comprehensive Plan; and

WHEREAS, the Jefferson County Plan Commission has forwarded the Comprehensive Plan on to the Jefferson County Commissioners with recommendation for approval, and the Jefferson County Commissioners having reviewed said Comprehensive Plan;

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE JEFFERSON COUNTY BOARD OF COMMISSIONERS AS FOLLOWS:

That the Comprehensive Plan forwarded to the Jefferson County Commissioners by the Jefferson County Plan commission is approved with the following changes:

1. The Plan suggests in policy 2 on page 76, and in policy 2 on page 109 that development occurring in agricultural districts outside of Hanover, Madison, Deputy, Dupont, and Canaan shall occur at a density of one dwelling unit per twenty (20) acres. The Plan Commission believes that these policies should be deleted because the people that live in the rural areas of the county don't want it because its provisions are not necessary to protect either farmers

Jeff Co Res (5) \$ 17.00

or the owners of residences in an agricultural district, because the use is too restrictive, and because the policy is not realistic for this area of the state.

2. The Plan suggests in policy number 8 on page 76 that new Development should be focused around existing rural schools to maintain strong enrollment and keep the schools functioning as the centers of local activity. The Plan Commission believes that this policy should be deleted because new development should not be limited to just those areas and the decisions about the continuing existence of our rural schools are a function of the School Board.
 3. The Plan suggests in policy number 9 on page 76 that the best outdoor recreation areas in the county, for example: hunting, fishing, hiking, etc., should be identified and that development regulations should be adopted to protect these areas from incompatible development. The Plan Commission believes that this policy should be deleted because it is too restrictive of property use; the ordinance should not limit the decision of where and whether to build to protect these interests.
 4. The Plan suggests in policy number 13 on page 76 that authorities
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should work with the owners of land targeted for industrial and commercial growth to provide properly sized utilities and other infrastructure to the site. The Plan Commission believes that is substantially the same as policy number 5 and is redundant.

5. The Plan suggests in policy number 2 on page 86 that slopes greater than 20% should not be disturbed. The Plan Commission feels that is too restrictive, and while the slopes should be protected, there should be some permitted use for those slopes.
 6. Pages 92-94 of the Plan suggest policies for roads and certain roadway improvements. The Plan Commission suggests that the attached "Master Plan Thoroughfare Preservation Goals" should be incorporated into the Master Plan and that a detailed thoroughfare Plan should be developed that limits the number of obstructions and driveways on the county roads.
 7. The Plan suggests in policy number 2 on page 102 that the retail opportunities be expanded with Hanover, Deputy and Canaan to provide needed services and increase municipal revenue flow. The Plan Commission suggests that the language be changed to include any incorporated or unincorporated town within Jefferson County.
 8. The Plan suggests policies for Intergovernmental Relations on
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pages 103 and 104. The Plan Commission suggests that the need for cooperation is especially true for the two-mile fringe around Madison and Hanover and asks that HNTB recommend specific ways that planning activities can be coordinated in that two-mile fringe.


9. The Comprehensive Plan on page 75, identifies Marble Hill and Jefferson Proving Ground as the prime areas for industrial development in Jefferson County, and the County Commissioners agree with the assessment, however, there are many other areas within the county appropriate for industrial development, and prospective users are encouraged to consider any and all appropriate sites for industrial development based on infrastructure, road access, utilities, and rail service. The Plan Commission agrees with this assessment and this should be incorporated into the Master Plan.
 10. The Comprehensive Plan recommends a single unified area Plan Commission be established on page 114. The County Commissioners prefer to have Madison, Hanover and the County each retain its own separate Plan Commission and Board of Zoning Appeals. The Plan Commission agrees with this, to keep
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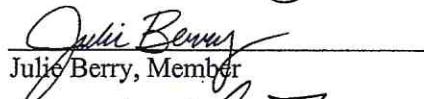
separate Plan Commissions and Boards of Zoning Appeals for

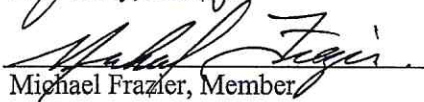
Madison, Hanover and the County.

ALL OF WHICH IS RESOLVED this 15th day of May, 2003.

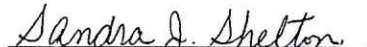
JEFFERSON COUNTY BOARD OF
COMMISSIONERS, STATE OF
INDIANA


Patrick S. Lyons, President

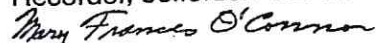

Julie Berry, Member


Michael Frazier, Member

ATTEST:


Sandra J. Shelton, Auditor
Jefferson County, Indiana

Prepared by Will Goering, Attorney
Eckert, Alcorn, Goering and Sage
Attorneys at Law

File No. 2003-4749
Date 6/13/03
Time 9:10
Recorder, Jefferson Co. In.

Mary Frances O'Connor