



**CITY OF KNOX PLANNING COMMISSION  
101 WEST WASHINGTON STREET  
KNOX, INDIANA 46534  
574-772-5445**

**Meeting Minutes: May 2, 2022**

Members Present: Don Kring, Jeff Berg, Dan Allen, Jeff Houston, Brent VanNorman, Ron Parker, Jim Jenkins

Members Not Present: Todd Flagg, John Wilson

Staff Present: Kenny Pfof

Staff Not Present: N/A

The May 2, 2022 Planning Commission meeting was called to order at 6:00 p.m. by President Kring. The Pledge of Allegiance and Roll Call was performed. Vice President Berg made a motion to accept the April 5, 2022 minutes, with the condition of changing Member Parker's last name to the correct spelling, and member Houston seconded the motion. Carried 7-0.

Public Hearing – Non-Conforming Uses Ordinance: President Kring Opened the Public Hearing. No one from the public was present to speak in favor of or against the ordinance. President Kring closed the Public Hearing, and he asked for a motion to rescind the current Non-Conforming Uses ordinance and approve the new ordinance to be sent to the Knox City Council for approval. Member VanNorman made a motion to change the meeting date to May 2, 2022, and Member Jenkins seconded the motion. Carried 7-0.

Kankakee Valley REMC Yellow River Sub-Station Drainage Plan: Mike Lewallen with Territorial Engineering was in attendance to present a drainage plan for the Kankakee Valley REMC Yellow River Sub-Station Project. Mr. Lewallen presented a larger set of drawings, and he explained the project. Vice President Berg made a motion to approve the plan, and Member Houston seconded the motion. Carried 7-0.

Subdivision Control Ordinance: Vice President Berg encouraged everyone to read the Nappanee subdivision ordinance. He stated that he believes the ordinance fits Knox the most of all the other ordinances that were explored. Member VanNorman said that the Nappanee ordinance has

more clarity and Nappanee's demographics are closer to that of Knox. He also stated that Knox needs a better ordinance than what we currently have. Member VanNorman gave an example of the difference between minor and major subdivisions in the Nappanee ordinance, which Knox's ordinance does not have. Vice President Berg made a motion to table the discussion, and Member Houston seconded the motion. Carried 7-0.

Planning Commission Attorney: President Kring informed the Commission that there should be a decision made at next month's meeting

Citizen Comments: Davis Bush was present to discuss his home that is being built in Johnson Subdivision. He stated that the contractor that was hired to install the roof covering, and the ice barrier was not properly installed. Secretary Pfof informed everyone that Indiana has adopted their own edition of the International Building Code, the Indiana Residential Code 2020 Edition. Secretary Pfof read the section of the building code pertaining to ice barriers. The Commission agreed with Mr. Bush that his interpretation of the code is correct.

Adjournment: Member Allen made a motion to adjourn. Member Jenkins seconded the motion. Carried 7-0 at 6:30pm.

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Kenny Pfof  
Director/Secretary