

Area Plan Commission Regular Session
April 10, 2025
Second Floor, Courthouse

The April 10th, 2025 regular session of the Area Plan Commission was called to order at 6:00 p.m. by President Lary Langley. Those members who answered roll call were Bob Alexander, Lary Langley, Brian Stevens, Phil Cox, Barbara Phillips, Brandon Ruth, and Ron Mack. Also present: Executive Director/Recording Secretary Penney Carpenter, Attorney Ron Severt, along with 18 members of the public.

The March 13th, 2025 minutes were examined. Mr. Ruth made a motion to approve the minutes. Mrs. Phillips seconded the motion. MC.

Old Business:

- a. **Update on the Unified Development Ordinance** - Mr. Brad Johnson from Ground Rules Inc. updated the Area Plan Commission stating that the County Commissioners during their April 1st, 2025 meeting approved the proposed UDO with three paragraphs addressing Carbon Sequestration removed. Mr. Johnson explained our options and following a very lengthy discussion along with public comments and the recommendation from Bob Eherenman to remove the three paragraphs, Mr. Alexander made a motion to affirm the UDO with the amendment made by the Commissioners. Mrs. Phillips seconded the motion. A roll call vote was taken with Mr. Langley-yes, Mr. Mack-yes, Mr. Stevens-yes, Mr. Ruth-no, Mrs. Phillips-yes, and Mr. Alexander-yes. Motion passes 5-1
- b. **Update on Old Violations** - Mrs. Carpenter gave the following updates:
 - Loren Lomax - Has not had a dumpster as he previously stated.
 - Charles Finley-We have court again on May 6th, 2025
 - Ron Finger Jr - We have court again on May 13th, 2025
 - Timothy & Danyell Kaperak - Have made more progress and should be in compliance by May 1st, 2025.
 - Kevin Campbell - We have court again on April 22nd, 2025.
- c. **Update on the Declaratory Judgement**- Mrs. Carpenter stated that since the 3 paragraphs on Carbon Sequestration have been removed, that Mr. Spurr should file to dismiss the Declaratory Judgement. Mr. Alexander made the motion to request that Mr. Spurr file to have the declaratory judgement dismissed. Mr. Stevens seconded the motion. MC

New Business:

Carbon Sequestration Performance Standard Discussion- The discussion on additional ways to get the word out about the public hearing and the proposed moratorium besides the legal notice in the Tribune Star. Mrs. Carpenter stated the notice would be shared with Eric Jones from Vermillion Parke on the Level, plus have all three highway garages post it on the signs plus place one at the Chunn's Cemetery at the Vermillion Vigo County line along with the advertising board by Central Elementary School. Mr. Alexander made the motion to have a Special Session for the Public Hearing on April 28th, 2025 at 6:00pm in the Vermillion County Courthouse Auditorium on the Proposed Moratorium on Carbon Sequestration Projects. Mr. Mack seconded the motion. MC

Stormwater Drainage Control Ordinance – Mr. Mack presented hard copies of the proposed Vermillion County Ordinance for Stormwater & Drainage Control Edited Draft dated 4/10/25 for the commission to review and will follow up at the May meeting.

Claims paid March 13th – April 10th, 2025

3/25	Haller Colvin Attorneys at Law	Legal Fees	\$4,000.00
3/25	Ron Severt	2 nd Quarter	\$1,000.00
4/10	Ground Rules Inc	Proposed UDO	\$1550.00

Ms. Carpenter presented the office report and the claims since the last meeting. Mr. Alexander made a motion to approve the claims, Mr. Ruth seconded. MC

With no further business before the commission, the meeting was adjourned at 8:09p.m.

Penney Carpenter

Penney Carpenter, Recording Secretary

**Vermillion County Board of Zoning Appeals
April 10th, 2025**

There was no new business before the board.