**MINUTES OF MEETING OF**
**WASHINGTON COUNTY PLAN COMMISSION**
**Held August 7, 2017**
**Washington County Government Building**

The Washington County Plan Commission was called to order at 7:00 p.m. by President, David Hoar. All Plan Commission members were in attendance this evening. Also present were Commission Attorney Mark Clark and Plan Director Travis Elliott, and members of the public Max Greene, Rhonda Greene, Sabrina Burdine of the Washington County Economic Development, and Mark Lee.

The Pledge of Allegiance was led by Anthony Scifres and Jeff Souder offered prayer.

Minutes of the July 5, 2017 meeting were reviewed. Upon motion by Danielle Walker, second by Kevin Carty, the Commission unanimously approved the minutes.

Member of the public Mark Lee of Mark's Auto Sales addressed the Plan Commission requesting the Commission's approval for a salvage license to be issued by the State of Indiana. Mr. Lee currently operates a facility which pre-dates the Planning and Zoning Board wherein he salvages automobiles for car parts. Mr. Lee is having the license issued by the State renewed for his salvage facility and needs the Commission's approval that he is in compliance with the planning and zoning requirements of the Commission. Upon motion by Anthony Scifres, second by President Shell, the Commission unanimously approved the license on behalf of Mr. Lee. President David Hoar executed the license application on behalf of the Commission.

Ruth Hackman of NRCS gave a presentation to the Commission regarding windbreaks and conservation plans and procedures that she assists farming and poultry operations with in Washington County.

The proposed amendments to the Rules of Procedure and changes to permits for manure/compost facilities and changes made to the applications for an AFO/CFO/CAFO operation were discussed. Attorney Mark Clark led discussion regarding the proposed changes to the application for the construction of a manure/compost facility. There was discussion by various Commission members and changes made to the proposed application. Additionally, Attorney Clark and Plan Director Travis Elliott reviewed the proposed changes to the permit application for the construction of an AFO/CFO/CAFO. The Commission reviewed the changes and discussed, in particular, the points for green barriers and landscaping to be assigned to the application, including those measures to a feeding operation. Following discussion on the permits, Attorney Clark informed the Commission that he would incorporate the suggested changes to the permits and return new permits to the Commission for consideration at next month's meeting.

There was also discussion regarding a change to the Rules of Procedure found at Article 4, Section 4.01, paragraph 3, to include the following sentence: "All applications must be submitted to the Plan Director at least fifteen (15) days prior to the date set by the Plan Director for a public meeting or public hearing."

Attorney Clark stated that the Board could accept all proposed changes to the Rules of Procedure and to the permits at their next meeting in one (1) vote.

There was discussion regarding the use of Certificates of Occupancy regarding animal feeding operations and whether the Rules of Procedure should include the requirement that the Building Director issue a Certificate of Occupancy upon completion of the construction of an animal feeding operation to ensure that all of the aspects of a facility were completed and in place prior to the Building Director giving final approval to a facility once the application for the permit of the construction of a feeding operation had been granted. No action was taken on this discussion at this meeting.

There being no additional business to come before the meeting, upon motion by Preston Shell, second by Ervin Day, the Commission unanimously approved to close the meeting at 8:40 p.m.

The Board of Zoning Appeals was not called to order.

Washington County Plan Commission by:

David Hoar, President

Danielle Walker

Jeff Souder

Ervin Day

Mark Hartman

Anthony Scifres

Preston Shell

Kevin Carty

WCPC Attorney:

~~Mark D. Clark~~
John W. Mead