

The  
**AREA PLAN COMMISSION**  
of Tippecanoe County

## **Notice of Public Hearing**

**Date: October 19, 2022**

**Time: 6:00pm**

**Place: County Office Building  
Tippecanoe Room  
20 North Third Street  
Lafayette, Indiana 47901**

### **AGENDA**

#### **I. BRIEFING SESSION**

#### **II. APPROVAL OF MINUTES**

Documents:

[APC MINUTES 9.21.2022.PDF](#)

#### **III. NEW BUSINESS**

#### **IV. PUBLIC HEARING**

##### **A. SUBDIVISIONS**

##### **1. S-5097 DISCOVERY PARK DISTRICT SUBDIVISION, PHASE 3 (MAJOR- PRELIMINARY):**

Petitioner is seeking preliminary plat approval of a 2-lot commercial subdivision of 9.72 acres located on the east side of Airport Road, north of US 231 in West Lafayette, Wabash 24 (NE) 23-5.

***Vote Results***

***Conditional Primary Approval***

**15-Yes and 0-No**

**Bonding**

**15-Yes and 0-No**

Documents:

[S-5097 DISCOVERY PARK DISTRICT SUBDIVISION, PH 3.PDF](#)

**2. S-5098 CAT LAFAYETTE SUBDIVISION, A REPLAT OF LOT 2, FIRST FINANCIAL SUBDIVISION REPLAT (MINOR-SKETCH):**

Petitioner is seeking preliminary plat approval of a 2-lot commercial subdivision of 1.841 acres located on the northwest corner of Concord Road and Veterans Memorial Parkway, Lafayette, Wea 10 (NW) 22-4.

**Vote Results**

**Conditional Primary Approval**

**15-Yes and 0-No**

Documents:

[S-5098 CAT LAFAYETTE MINOR SUBDIVISION.PDF](#)

**B. REZONING ACTIVITIES**

**1. Z-2866 TIPPECANOE ACQUISITIONS, LLC (GB AND R3 TO R3):**

Petitioner is requesting rezoning of 4.531 acres, located on the south side of McCarty Lane and the east side of Creasy, (but not including the car rental business at the corner) in Lafayette, Fairfield 35 (NE) 23-4.

**Vote Results**

**15-Yes and 0-No**

Documents:

[Z-2866 TIPPECANOE ACQUISITIONS, LLC.PDF](#)

**2. Z-2867 CJ INVESTMENT GROUP, LLC (A TO R2):**

Petitioner is requesting rezoning of 8.43 acres in order to begin the

process of bringing several nonconforming duplexes existing on a single lot, into conformity, located on Jackson Highway and Pleasant Valley Drive, Wabash 9 (NE) 23-5.

**Vote Results**

**15-Yes and 0-No**

Documents:

[Z-2867 CJ INVESTMENT GROUP, LLC.PDF](#)

**V. ADMINISTRATIVE MATTERS**

**VI. APPROVAL OF THE NOVEMBER EXECUTIVE COMMITTEE AGENDA**

Documents:

[11022022 EXEC AGENDA.PDF](#)

**VII. DETERMINATION OF VARIANCES - AREA BOARD OF ZONING APPEALS**

(There are no cases filed for the October ABZA meeting.)

**VIII. DIRECTOR'S REPORT**

**IX. CITIZENS' COMMENTS AND GRIEVANCES**

**X. ADJOURNMENT**

In accordance with the requirements of Title II of the Americans with Disabilities Act of 1990 ("ADA"), the Area Plan Commission of Tippecanoe County will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities. For more information visit [www.tippecanoe.in.gov/ada](http://www.tippecanoe.in.gov/ada)