

TENTATIVE AGENDA

LEBANON PLAN COMMISSION MEETING
MONDAY, JULY 21, 2008
401 S. MERIDIAN STREET
MUNICIPAL BUILDING, COUNCIL CHAMBERS
7:00 P.M.

AGENDA

1. Continued agenda item from the June meeting. Gabriel Metals requesting Development Plan approval to operate a scrap metal processing and recycling business to be located at 616 Ransdell Road. This property is Zoned ID- Industrial District. This property is located in the Interstate Overlay District. The Applicant received BZA approval on May 5, 2008 for:
 - a. Use Variance to operate a scrap metal processing and recycling operation.
 - b. Variance to permit outdoor storage of material to be stored in proper metal containers with no materials to be left or piled on the ground. No motor vehicles are to be accepted for storage or transfer.
2. Continued agenda item from the June meeting. Kensington Crossing with Primary Plat application for a 21.17+- acre 70-lot single-family development to be located to the north of the proposed super Wal-Mart site, to the east of the railroad, and to the south of County Road 250 North. This property is Zoned MF-1.
3. Storage One/ Roy Gaha requesting Development Plan approval for construction of two new storage buildings to be located at 2106 N. Lebanon Street. This property is Zoned PBC- Planned Business Commercial. This property is in the Thoroughfare Overlay District. The applicant has received several Variances and plat approval for the site:
 - a. On August 6, 2007 a variance was obtained to permit the self-storage use which was previously not permitted.
 - b. On May 5, 2008 variances for not meeting the minimum required 1.5-acres lot size (lot 1 0.44-acres, and lot 2 is 0.67-acres), and lot 2 not having immediate access to the street frontage, and setback requirement to be reduced from 10-feet to 7 ½ feet.
 - c. On May 27, 2008 Plat approval was granted for splitting 1 lot into 2 lots.
4. United States Cold Storage Facility requesting Development Plan approval for an office and refrigerated warehouse to be located at 415 S. Mt. Zion Road, in the Lebanon Business Park at the extension of Purity Drive and on the south side of Mt. Zion Road, on 38.010-acre parcel. This property is Zoned PBI- Planned Business Industrial. The applicant received several Variances and a Conditional Use from the Board of Zoning Appeals on June 26. Please see attached sheet

Cc: Rod Rose, The Reporter
The Star
Insight
WIRE
Channel 19
Sun Times