

MUNSTER PLAN COMMISSION

Maple Leaf Crossing LLC
9410-9470 Calumet Avenue
Munster, IN 46321

DOCKET NO. PC 22-013

FINDINGS OF FACT

Applicant, Maple Leaf Crossing LLC, has requested approval of an amendment to the Maple Leaf Crossing Planned Unit Development to permit a restaurant and cigar lounge on Lot 7 in the Maple Leaf Crossing PUD at 9410-9470 Calumet Avenue, Munster, Indiana.

This matter came to be heard before the Plan Commission on August 9, 2022. Applicant presented testimony and evidence in support of the PUD amendment, with plans to construct a restaurant and cigar lounge on the site. The Public Hearing was opened. The Public Hearing was closed.

NOW, THEREFORE, based upon the testimony and evidence presented, the Munster Plan Commission finds as follows:

1. The Commission has considered land use, traffic impact, utility impact, urban design principles, and the public safety/services when reviewing the Applicant's Development Plan.
2. The Commission finds that the project is compatible with the Comprehensive Plan.
3. The Commission finds that the project is compatible with surrounding land uses.
4. The Commission finds that the development satisfies the development requirements contained within the Zoning Ordinance.
5. The Commission finds that a favorable recommendation should be forwarded to the Town Council to approve Docket No. PC 22-013 amending Maple Leaf Crossing PUD to permit a restaurant and cigar lounge on Lot 7 in the Maple Leaf Crossing PUD at 9410-9470 Calumet Avenue, Munster, Indiana.

WHEREFORE, based upon the above Findings of Fact, the Munster Plan Commission by a vote of six (6) in favor approves the amendment to the PUD as submitted by the Applicant.

Action taken on August 9, 2022. Findings of Fact approved September 13, 2022.

TOWN OF MUNSTER PLAN COMMISSION

Roland R. Raffin, Chairman

ATTEST:

Tom Vander Woude, Executive Secretary