

MUNSTER PLAN COMMISSION

Dave Otte/ Community Foundation of NWI, Inc.
10010-10020 Donald S. Powers Drive
Munster, IN 46321

Docket No. PC 23-012

FINDINGS OF FACT

Applicant, Dave Otte of Community Foundation of NWI, Inc., has requested approval of an amendment to Ordinance 1206: The CFNI Business Planned Unit Development to accommodate an addition to the existing Diagnostic Center Building in Block 2 of the development.

This matter came to be heard before the Plan Commission on July 11, 2023. Applicant presented testimony and evidence in support of the PUD amendment, with plans for a 1900 square foot addition to the CDC building for an MRI/CT addition. 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 Plan Commission now makes a favorable recommendation to the Town Council and approves Docket No. PC 23-012 amending Ordinance 1206: The CFNI Business Planned Unit Development to accommodate an addition to the existing Diagnostic Center Building in Block 2 at 10020 Don Powers Drive, Munster, Indiana.

WHEREFORE, based upon the above Findings of Fact, the Munster Plan Commission by a vote of seven (7) in favor and zero (0) opposed voted to grant and forward a favorable recommendation of the Planned Unit Development Ordinance 1206 amendment as stated above to the Town of Munster Town Council.

Action taken on July 11, 2023. Findings of Fact approved August 8, 2023.

TOWN OF MUNSTER PLAN COMMISSION

William Baker, Chairman

ATTEST:

Dustin Anderson, Town Manager