

**ROME CITY PLAN COMMISSION**  
**Regular Meeting**  
**July 20, 2023**

The Rome City Plan Commission held their regular meeting on July 20, 2023, at 6:30 p.m. in the Rome City Town Hall. The meeting was called to order by Plan Commission Chair Kelly Morris at 6:30 p.m.

Members Present:

Leigh A. Pranger-Secretary	Stephen Cole
Kelly Morris	Kirk Klein
Brent Leiter-by Zoom	Barb Tatman

Members Absent:

Joe Bertels

Rollcall determined a quorum was present.

Interested Parties in attendance: Town Attorney Dustin Glick, Phillip Ramey and Kelly York-realtor for Mr. Ramey.

Member Pranger made a motion to waive the reading of the minutes and approve them as presented. Second by Member Tatman. All in favor-aye. Motion Carried. The minutes were posted on the bulletin board for everyone to read.

**OLD BUSINESS**

Nothing for the Agenda.

**NEW BUSINESS**

**Simple Subdivision #2023-12.**

G. Phillip Ramey, 10470 E 950 N Kendallville, IN 46755, owners of a 2.22 Acre parcel on the northside of Front Street, between 302 and 430 Front Street, in Rome City Indiana. They are requesting primary and secondary approval of a one lot minor subdivision, .21 acres hereby by known as "Plat of Ramey Estates", more fully described as a subdivision located:

A tract of land located Part of the East Half of the Southwest Quarter of Section 9, Township 35 North, Range 10 East, Orange Civil Township, Noble County, Indiana, being a retracement survey by Benjamin R. Taylor (LS #21300008) for Taylor Land Surveying (Job #23042), certified on April 20, 2023, as described in the plat of Ramey Estates as recorded under Document #2210-00266:

Commencing at the southeast conner of said Southwest Quarter marked by Harrison Marker Found; thence N 88°48'01"W (State Plane NAD83, Indiana Zone East), along the south line of said Southwest Quarter, for 1023.60 feet to a pipe found and the point of beginning of this description; thence continuing N 88°48'01" W, along the south line of said Southwest Quarter, for 247.00 feet to a rebar found at the southeast corner of Last Resort, per plat thereof, as recorded in Noble County Document No. 200700055; thence N 01°03'48" W, along the east line

402 Kelly Street

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of said Last Resort, for 380.87 feet to a rebar found; thence S 88°48'01" E, parallel the south line of said Southwest Quarter, for 262.10 feet to a rebar found at the northwest corner of a tract of land conveyed to Michael T Miller and Carolyn Miller per Noble County Document No.

#9609645; thence S 01°12'31" W, along the west line of said Miller Tract, for 380.57 feet to the point of beginning, said tract of land containing 2.22 acres, more or less, and being subject to all public road rights-of-way and all easements of record.

Chair Morris called for Mr. Ramey to present his petition to the board. Mr. Ramey referred to the new plat stating it is currently platted in one lot and he would like to cut out an additional lot in the southwest corner where the building is located. Mr. Ramey noted the required square footage for a lot in the Central Business zoning is 2000 sq. ft. and a lot width of 15'. The new lot will be 9,000 sq. ft. in lot area and have 75' of lot width, which is more than meets the code requirement. Chair Morris called for interested parties on behalf of Subdivision #2023-12.

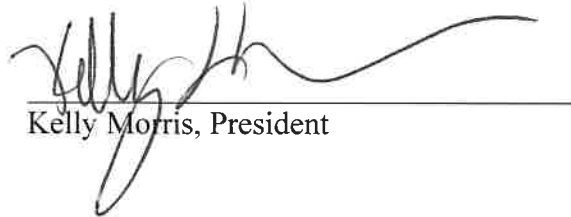
Secretary Pranger informed the board she notified all 9 adjoining owners and 8 of the 9 returned their certified green cards with no comments. There being no questions Chair Morris called for motion. Member Tatman made a motion to approve Simple Subdivision #2023-12 primary and secondary plat "Replat of Ramey Estates" as presented. Second by Member Cole. All in favor-aye. Motion Carried.

**MISCELLANEOUS BUSINESS**

Secretary Pranger stated she is working on quotes for updates to the Comprehensive plan and the Unified Development Ordinance-It's been 12 years since we completed the last one. Checking into the possibility of grants to help offset costs.

There being no further business, Member Klein made a motion to adjourn the Plan Commission meeting at 6:50 p.m. Second by Member Tatman. All in favor-aye. Motion Carried.

Next Meeting: August 17, 2023 at 6:30 p.m.

  
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Kelly Morris, President

Attest:   
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Leigh A. Branger, Secretary