

Call to Order: Chairman Darrin Brock called the Planning Commission Meeting to order at 6:05pm. An attendance sheet was included for visitors.

Roll Call: Board Members present: Frank Mocivnik, Tony Kaczoroski, Michael Phillips, Brian Clark, Chase Henrichs, James Walker and Darrin Brock. We had quorum.

Approval of Minutes:

Commissioner Phillips requested the June 5, 2023 minutes be amended to change Motion to adjourn from Commissioner Phillips to Commissioner Mocivnik.

Motion to approve Minutes of June 5, 2023 as amended.

Motion: Commissioner Phillips

Second: Commissioner Henrichs

Vote Aye: Mocivnik, Kaczoroski, Phillips, Clark, Walker, Henrichs

Abstain: Brock

Vote Nay: None

Motion to approve Minutes of June 5, 2023 as amended were approved.

Public Forum: Open: 6:07pm Closed: 6:07pm

Old Business: None.

New Business:

A – RH FLEX – LOT LINE ADJUSTMENT – 124 GRANT PLACE – PARCEL #12-03445-000

The proposed property line adjustment will adjust the west line of parcel #12-03445-000 by 17' to the west. The purpose of the adjustment is to allow more room on parcel #12-03445-000 for additional parking spaces.

Motion to approve RH Flex – Lot Line Adjustment.

Motion: Commissioner Henrichs

Second: Commissioner Phillips

Vote Aye: Kaczoroski, Mocivnik, Phillips, Clark, Walker, Henrichs, Brock

Vote Nay: None

Motion approve RH Flex – Lot Line Adjustment approved.

B – DARRAGH BUILDING ADDITION – LARGE SCALE DEVELOPMENT – 317 COMMERCE AVE – PARCEL #12-02398-000

Applicant requested adding a building on an already existing concrete pad.

Motion to approve Darragh Building Addition – Large Scale Development.

Motion: Commissioner Henrichs

Second: Commissioner Kaczoroski

Vote Aye: Walker, Henrichs, Phillips, Mocivnik, Kaczoroski, Clark, Brock

Vote Nay: None

Motion to approve Darragh Building Addition – Large Scale Development approved.

C – 906 MIXED USE – LARGE SCALE DEVELOPMENT – 906 N BLOOMINGTON ST – PARCEL #12-00332-000

Ali Karr, Crafton Tull, submitted a large scale development for a mixed use project. Commissioner Clark felt property facing 71B should be commercial.

Motion to approve 906 Mixed Use – Large Scale Development.

Motion: Commissioner Phillips

Second: Commissioner Mocivnik

Vote Aye: Mocivnik, Phillips, Walker, Henrichs, Brock

Vote Nay: Clark, Kaczoroski

Motion approve 906 Mixed Use – Large Scale Development approved.

D – MASTER STREET PLAN REVISION

Addition of trail locations on the west side of N Goad Springs Street, the west side of S Goad Springs Street, and on the north side of W Monroe Ave. connecting Goad Springs Street to Bellview Street. The purpose of this change is to add a safe alternative route to the trail system.

PUBLIC HEARING: OPEN: 6:18pm CLOSE: 6:19pm

Motion to recommend to City Council for approval Master Street Plan Revision.

Motion: Commissioner Walker

Second: Commissioner Henrichs

Vote Aye: Walker, Henrichs, Phillips, Mocivnik, Kaczoroski, Clark, Brock

Vote Nay: None

Motion to recommend to City Council for approval Master Street Plan Revision approved.

Planning Staff Items: Next PC Meeting 07/03/23

Discussions: None.

Adjourn: Motion to adjourn made by Commissioner Kaczoroski and second by Commissioner Henrichs. All were in favor. Meeting adjourned at 6:23pm.

ATTEST:


Elizabeth Estes, City Clerk



APPROVED:


Darrin Brock, Chairman