

- A. **Call to Order:** Co-Chairman Michael Phillips called meeting of the Planning Commission to order at 6:21pm.
- B. **Roll Call:** Board Members present: Michael Phillips, James Walker, Bethany Rosenbaum, Frank Mocivnik and Carla Butler. Kendell Stucki and Darrin Brock were absent. We had quorum.

C. **Approval of Minutes:**

Motion to approve July 23, 2019 Minutes as written.

Motion: Commissioner Walker

Second: Commissioner Mocivnik

Vote Aye: Walker, Rosenbaum, Mocivnik, Phillips, Butler

Vote Nay: None

Motion to approve July 23, 2019 Minutes as written approved.

- D. **Public Forum: Open: 6:23 p.m. Closed: 6:24 p.m.**

- E. **Consent Agenda: None.**

F. **Old Business:**

Park View at Apple Blossom – Preliminary Submittal – East Apple Blossom

Phil Swope, PE/Engineering Services, commented he had met drainage and plan changes and was ready to proceed with construction of this subdivision.

Public Hearing: Open 6:44pm Closed 6:45pm

No comments.

Motion to approve Park View – Preliminary Submittal contingent meeting city staff requirements.

Motion: Commissioner Butler

Second: Commissioner Mocivnik

Vote Aye: Butler, Mocivnik, Walker, Phillips, Rosenbaum

Vote Nay: None

Motion to approve Park View – Preliminary Submittal contingent meeting city staff requirements passed.

Concord Subdivision – Preliminary Submittal – 803 Concord

Blake Murray, PE/CFM, presented a revised Concord Subdivision Preliminary Plat submittal for 27 acres or 77 lots. Due to excessive grading, setting the finished floor elevations at two foot above the 100-year water surface elevation of the adjacent swale is not possible for some of the lots, a waiver was requested.

Motion to approve Concord Subdivision – Preliminary as presented.

Motion: Commissioner Butler

Second: Commissioner Rosenbaum

Vote Aye: Butler, Rosenbaum, Mocivnik, Phillips, Walker

Vote Nay: None

Motion to approve Concord Subdivision – Preliminary Submittal as presented passed.

Motion to approve Park View – Waiver for drainage and to meet requirements as presented.

Motion: Commissioner Mocivnik

Second: Commissioner Walker

Vote Aye: Butler, Mocivnik, Walker, Phillips, Rosenbaum

Vote Nay: None

Motion to approve Park View – Waiver for drainage and to meet requirements as presented passed.

G. **New Business:**

Bill's Electric Expansion – LSD – Tech Plat – 313 Lincoln Street

Larry Grelle presented plans for improvements to their existing site with a building addition, storage yard paving, and some additional parking. All comments addressed by city staff will be met by LSD meeting.

Benson – Lot Split – S. Goad Springs Road

Amanda Hartley requested a lot split from the parent tract of 7.41 acres into 2.17 acres on Tract One and 5.24 acres on Tract Two.

Motion to approve Benson – Lot Split as presented.

Motion: Commissioner Rosenbaum

Second: Commissioner Butler

Vote Aye: Mocivnik, Butler, Walker, Phillips, Rosenbaum

Vote Nay: None

Motion to approve Benson – Lot Split passed.

Garcia – Lot Split – Adams Avenue, Parcel 12-00127-000.

Edgar Hernandez requested a lot split at 413 Adams Ave.

Motion to approve Garcia – Lot Split as presented.

Motion: Commissioner Butler

Second: Commissioner Walker

Vote Aye: Mocivnik, Butler, Walker, Phillips, Rosenbaum

Vote Nay: None

Motion to approve Garcia – Lot Split passed.

H. **Planning Staff Items: Next PC Meeting – 09/10/19 (PC Meetings moved to 2/4 Tuesdays)**

I. **Discussions: None.**

J. **Committee Reports: None**

K. **Adjourn: Motion to adjourn made by Commissioner Walker; second by Commissioner Butler. All were in favor. Meeting adjourned at 7:43pm.**

ATTEST:

APPROVED:

Elizabeth Estes, City Clerk

Michael Phillips, Co-Chairman