

- A. **Call to Order:** Chairman Darrin Brock called meeting of the Planning Commission to order at 6:02 p.m.
- B. **Roll Call:** Board Members present: Michael Phillips, James Walker, Bethany Rosenbaum, Carla Butler, Frank Mocivnik and Kendell Stucki. We had quorum.

C. **Approval of Minutes:**

**Motion to approve June 25, 2019 Minutes as written.**

**Motion: Commissioner Phillips**

**Second: Commissioner Butler**

**Vote Aye: Walker, Rosenbaum, Stucki, Mocivnik, Phillips, Brock, Butler**

**Vote Nay: None**

**Motion to approve June 25, 2019 Minutes as written approved.**

- D. **Public Forum: Open: 6:04 p.m. Closed: 6:04 p.m.**

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

- F. **Old Business: None.**

- G. **New Business:**

**Crabtree – SE Corner of Honeysuckle & Dogwood - Rezone**

James Crabtree, 19435 Oak Circle, Springdale, presented plans to develop a wedding venue with one to two events per week. His buildings would be rustic to blend in with the surrounding area and there would be no or minimal noise problems for the neighbors. He requested the property be rezoned from Residential to Commercial.

**Public Hearing: Open: 6:07pm Close: 6:20pm**

Cory Moore, 1005 Honeysuckle, opposed the rezone. The wedding venue would be next to her backyard and she was concerned about the ingress/egress to the property. The entrance from the dirt road would be in her backyard and she liked privacy and no noise.

Matt Marquess, 1110 Honeysuckle, opposed the rezone. He didn't want events on Saturday or Sunday. He was concerned about the dangerous intersection and asked for a conditional use permit if rezone was approved.

Bryan W, 504 Marlin Lane, Bella Vista, was in favor of the rezone because the property would be cleaned up and made beautiful.

David Johnson, Tucker Place, built a retirement home on his property and liked the seclusion and quiet environment of his land. He opposed the commercial rezone.

Vicki Johnson, 2624 Tucker Place, opposed the rezone because she wanted to keep the area as it currently is.

**Motion to recommend Crabtree - Neighborhood Services Zone, not Commercial, to City Council.**

**Motion: Commissioner Brock**

**Second: Commissioner Walker**

**Voice Vote Aye: Rosenbaum, Stucki, Mocivnik, Phillips, Brock**

**Voice Vote Nay: Walker, Butler**

**Motion to recommend Crabtree - Neighborhood Services Zone, not Commercial, to City Council passed.**

**Parkview at Apple Blossom – Preliminary Subdivision Submittal**

Phil Swope presented plans for single family housing development. All staff comments will be met.

**Concord subdivision – Preliminary Subdivision Submittal – 803 Concord Street**

Jason Apple – ESI Engineering, presented plans for single family housing development. He will have to work with Black Hills Electric to obtain proof of easements for this property before the next meeting. All staff comments will be met.

**H. Planning Staff Items: Next PC Meeting – 07/23/19 (PC Meetings moved to 2/4 Tuesdays)**

**I. Discussions: None**

**J. Committee Reports: None**

**K. Adjourn: Motion to adjourn made by Commissioner Stucki; second by Commissioner Mocivnik. All were in favor. Meeting adjourned at 6:45pm.**

ATTEST:

APPROVED:

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Elizabeth Estes, City Clerk

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Darrin Brock, Chairman

CITY OF LOWELL

PLANNING COMMISSION MEETING MINUTES

JULY 9, 2019