



PLANNING AND ZONING COMMISSION MEETING

November 14, 2023

6:00 PM

City Council Chambers

Minutes

1. Call to Order

The meeting was called to order at 6:07.

2. Roll Call

Commission members present: Cortney Marmon, Misty Darling, Al Farris, Lin Stecker, Carrie Wordeman, Jake Vice, and Justin Noethe.

Staff members present: Ben Reeves, Charlie Dissell, Emily Rizvic, Miranda Chadwick.

There were many community members in attendance and a list is available if requested.

3. Agenda Approval

Al Farris made a motion to approve the agenda for the meeting.

Carrie Woerdeman seconded the motion.

Agenda was approved.

4. Minutes Approval

A. Approval of September 26th meeting minutes.

Misty Darling made a motion to approve the meeting minutes for Sept 26th.

Lin Stecker seconded the motion.

Motion was passed.

B. Approval of October 10th meeting minutes.

Al Farris made a motion to approve the meeting minutes for October 10th.

Jake Vice seconded the motion.

Motion was passed.

5. Public Comment

6. Old Business

7. New Business

A. Consider recommendation on request for approval of a Plat of Survey for Chad Daniels.

Al Farris made a motion to approve the request.
Misty Darling seconded the motion.
The motion was passed.

- B. Consider recommendation on a major site plan application for a General Industrial Use at 1601 E Orchard Place

Jake Vice made a motion to approve the request.
Lin Stecker seconded the motion.
The motion was passed.

- C. Consider the request from Eric Cannon to rezone property identified along North Jefferson Way and Kentucky Avenue to a Planned Unit Development (PUD) Zoning District.
- D. Emerald Bay Planned Unit Development (PUD)
 - 1. Consider the request from Wally Pelds for a Future Land Use Amendment for property identified as 2103 North Jefferson Way (Parcel #490/2413-0880)
 - 2. Consider the request from Wally Pelds to rezone property identified as 2103 North Jefferson Way to a Planned Unit Development (PUD) Zoning District.
- E. Deer Run Planned Unit Development (PUD)
 - 1. Consider the request from Wally Pelds for a Future Land Use Amendment for property identified as the Deer Run Golf Course.
 - 2. Consider the request from Wally Pelds to rezone property identified as the Deer Run Golf Course to a Planned Unit Development (PUD) Zoning District.
- F. Consider recommendation on the rezoning from the General Industrial (M-2) and Single Family Residential Attached (R-2) zoning districts to the Multi-family Residential (R-3) zoning district for land located at 704 N 6th Street, 810 N 6th Street, and 917 E Iowa Avenue.

8. Comments

- A. Building Permit Report
- B. Current Projects

9. Adjourn

The meeting was adjourned at 11:05.