



— PLANNING AND ZONING COMMISSION —

MINUTES OF REGULAR MEETING

November 12th, 2019

6:00 P.M.

The meeting was called to order by Chairperson Josh Rabe and on roll call the following members were present:

Josh Rabe
Al Farris
Misty Soldwisch
Erin Freeberg
Jeromy Pribil
Becky Needles
Joe Butler

Commission Members Absent: Ron Fridley, Sarah Ritchie, Bob Ormsby

Staff Present: Charlie Dissell, Cortney McAlexander

Public Present: Jon Hanson – Snyders – 2727 SW Snyder Blvd Ankeny, IA, Trevor Vaughn 1501 W Salem, Ryan Crow 9305 Westpire Rd Unit 2 West Des Moines, IA

Commissioner Farris moved to approve the agenda of the November 12th 2019 meeting and Commissioner Butler seconded the motion. On roll call the vote was AYES: Rabe, Farris, Soldwisch, Freeberg, Pribil, Needles, Butler NAYS: None. Whereupon the Chairperson declared the motion carried unanimously.

Commissioner Needles moved to approve the minutes of the October 8th, 2019 meeting and Commissioner Pribil seconded the motion. On roll call the vote was AYES: Rabe, Farris, Soldwisch, Freeberg, Pribil, Needles, Butler: None. Whereupon the Chairperson declared the motion carried unanimously.

(Old Business) Consider zoning reulation amendment to Chapter 165, regarding Bed and Breakfast, Boardinghouse and Short-term Rental regulations

Mr Dissell explained the request and provided an overview

Commissioner Pribil asked for clarification on R2 needing to go to Board of Adjustment for approval

Charlie advised Board of Adjustment would need to review for R2

Commissioner Soldwisch moved to approve the request to consider zoning regulation amendment to Chaprter 165, regarding Bed and Breakfast, Boardinghouse and Short-term Rental regulations. Commissioner Farris seconded the motion. On roll call the vote was AYES: Rabe, Farris, Soldwisch, Freeberg, Pribil, Needles, Butler NAYS: None. Whereupon the Chairperson declared the motion carried unanimously

(New Business) Consider request from Jon L Hanson of Snyder and Associates, Inc. for approval of a Preliminary Plat for Quail Meadows Subdivision

Mr. Dissell explained request and provided an overview.

Commissioner Farris asked about 170.11 section C and wondered if the Fire Chief had any concerns

Mr Dissell stated there were no concerns

Commissioner Pribil asked about the purpose of 750 ft dimension

Mr Dissell stated it was for fire protection

Commissioner Farris asked about the gully

Jon Snyder of Snyder and associates spoke on project and minimizing grading to keep trees

Commissioner Soldwisch recused herself from voting on this item

Commissioner Farris moved to approve the request from Jon L Hanson of Snyder and Associates Inc for approval of a Preliminary Plat for Quail Meadows Subdivision with stipulations set per Mr Dissell On roll call the vote was AYES: : Rabe, Farris, Freeberg, Pribil, Needles, Butler NAYS: None. Whereupon the Chairperson declared the motion approved.

Consider zoning regulation amendment to Chapter 165, regarding breweries

Mr. Dissell explained the request and provided an overview.

Trevor Vaughn 1501 W Salem wanted to say thank you to Mr Dissell

Commissioner Butler moved to approve the request to consider zoning regulation amendment to Chapter 165, regarding breweries Commissioner Soldwisch seconded the motion. On roll call the vote was AYES: Rabe, Farris, Soldwisch, Freeberg, Pribil, Needles, Butler NAYS: None. Whereupon the Chairperson declared the motion carried unanimously

Consider request from Stacy Crow on behalf of Lyelca of Warren Co Et Al to rezone property located in the North Half of the Southeast Quarter and the South Half of the Northeast Quarter of Section 36, Township 76 North, Range 24 West from A-1, Agricultural Zoning District to A-2 Mixed Agricultural Zoning District

Mr. Dissell explained the request and provided an overview.

Commissioner Farris asked if it was rezoned prior

Mr Dissell stated it was not

Ryan Crow 9305 Westpire Rd Unit 2 West Des Moines, IA spoke in favor of rezoning

Commissioner Farris asked if there was a downside to rezoning

Mr Dissell stated only issue could be road traffic

Commissioner Farris asked about road being paved and who would pay

Commissioner Pribil moved to request from Stacy Crow on behalf of Lyelca of Warren Co Et Al to rezone property located in the North Half of the Southeast Quarter and the South Half of the Northeast Quarter of Section 36, Township 76 North, Range 24 West from A-1, Agricultural Zoning District to A-2 Mixed Agricultural Zoning District, Commissioner Needles seconded the motion. On roll call the vote was AYES: Rabe, Farris, Soldwisch, Freeberg, Pribil, Needles, Butler NAYS: None. Whereupon the Chairperson declared the motion carried unanimously

Consider request from Thomas Land surveying, LLC on behalf of Marywood Farms, Inc for approval of a Plat of Survey for property at the northwest corner of Kennedy Street and County Highway S23

Mr. Dissell explained the request and provided an overview.

Commissioner Farris moved to request from Thomas Land surveying, LLC on behalf of Marywood Farms, Inc for approval of a Plat of Survey for property at the northwest corner of Kennedy Street and County Highway S23, Commissioner Soldwisch seconded the motion. On roll call the vote was AYES: Rabe, Farris, Soldwisch, Freeberg, Pribil, Needles, Butler
NAYS: None. Whereupon the Chairperson declared the motion carried unanimously

Comments:

A. Commission Members

Commissioner Farris discussed getting larger copies of comprehensive plans from Fox Engineering

Commissioner Butler gave kudos to staff for packets

Commissioner Needles asked about figures for building permits

B. Mr Dissell discussed having a joint work session with commission and council

Commissioner Needles moved to adjourn the meeting and Commissioner Pribil seconded. Meeting was adjourned at 6:40 pm.


Josh Rabe, Chairperson
Charlie Dissell, Director of Community Development