

Unapproved Minutes
Vermillion Planning Commission
Monday July 13, 2009 Regular Meeting

The regular meeting of the Vermillion Planning Commission was called to order in the conference room at City Hall on July 13, 2009 at 5:30 p.m.

1. Roll Call

Present: Forseth, Howe, Magee, Muenster, Reasoner, Schempp, Tuve and Iverson. Absent: Fairholm.

Also present were Farrel Christensen, Building Official, Jose Dominguez, City Engineer and Andrew Colvin, Assistant to the City Manager.

2. Minutes

a. June 22, 2009 Regular Meeting.

Moved by Muenster to approve the June 22, 2009 Regular Meeting minutes, seconded by Tuve. Motion carried 8-0.

3. Adoption of the Agenda

Moved by Howe to adopt the agenda, seconded by Magee. Motion carried 8-0.

4. Visitors to be Heard

Chairman Iverson and the members of the Planning Commission welcomed new City Engineer, Jose Dominguez.

5. Public Hearing

No Public Hearings.

6. Old Business

No Old Business.

7. New Business

a. Final Plat Blocks 1, 2 and 3 O'Connor Subdivision.

Jose Dominguez reported that the plat reflects a total of seven lots to be subdivided. Jose noted that the plat meets ordinance requirements for platting in the extraterritorial zoning district.

Reasoner expressed concerns that even though the property owners do not intend to subdivide additional lots, the opportunity to do so is there. Reasoner stated that this type of development is not sustainable in rural areas and is better suited for areas that can be served by the City. Discussion followed.

Moved by Forseth to approve the final plat, seconded by Howe. Motion carried 7-1.

b. Preliminary Plat of Pederson Tract 1.

Jose Dominguez reported that the landowners need to plat their property in order to build a new house. The preliminary plat reflects a street right-of-way on the north side of the property, which is required for building a home. Jose reported that the plat meets ordinance requirements for platting in the extraterritorial zoning district.

Farrel Christensen suggested the property owners have the neighbors to the east sign a document that confirms a street right-of-way as well, which will make the construction of a street easier when necessary in the future. Discussion followed.

Moved by Forseth to approve the preliminary plat, seconded by Muenster. Motion carried 8-0.

8. Staff Reports

Staff provided an update on Crawford Road, Coyote Village, and downtown streetscape projects.

9. Adjourn

Moved by Forseth to adjourn, seconded by Howe. Motion carried 8-0.

Chairman Iverson declared the meeting adjourned at 6:00 p.m.