

Unapproved Minutes  
Vermillion Planning Commission  
Monday March 12, 2012 Regular Meeting

The regular meeting of the Vermillion Planning Commission was called to order in the conference room at City Hall on March 12, 2012 at 5:30 p.m.

1. Roll Call

Present: Fairholm, Forseth, Gruhn, Manning, and Tuve. Absent: Howe, Muenster, Reasoner and Iverson.

Also present were José Dominguez, City Engineer and Andy Colvin, Assistant to the City Manager.

2. Minutes

a. January 23, 2012 Regular Meeting.

Moved by Fairholm to approve the January 23, 2012 Regular Meeting Minutes, seconded by Tuve. Motion carried 5-0.

3. Adoption of the Agenda

Moved by Tuve to adopt the agenda as printed, seconded by Manning. Motion carried 5-0.

4. Visitors to be Heard

5. Public Hearing

a. Amendment to Cottage Place Planned Development District to modify the use district boundaries.

Jose reported that Banner Associates, on behalf of Troy Gregoire, Mike Manning, and Larry Anthofer, owners, submitted a proposal to change the use areas within the Cottage Place Planned Development District. Jose noted that Lance Weatherly, from Banner Associates, can address questions about the development. Jose noted that since the proposal will change the district boundaries of the areas, a public hearing and ordinance adoption are required.

Lance reported that the uses within the areas are not changing, but the proposed changes will increase the space for residential uses and decrease the space for commercial development. Brief discussion followed.

The Planning Commission questioned whether a future road is set to go through an existing house in Tract 8. Jose clarified that the right-of-way will go through the house, but not the road. The commission also questioned whether the road to access Tracts 4-7 is wide enough. Jose reported that the size should be sufficient since the road will serve only the development. Questions were also raised about access to Tract 2. Jose reported that Tract 2 will be accessed from Cherry Street.

Muenster arrived at 5:50 p.m.

The Planning Commission also expressed concern about where the area will drain. Lance stated that the area will drain to Cherry Street or Cottage Avenue, which would require a new pipe since Cottage Avenue does not have the capacity.

Moved by Tuve to recommend approval of the amendment, seconded by Gruhn.  
Motion carried 6-0.

6. Old Business

7. New Business

8. Staff Reports

9. Adjourn

Moved by Fairholm to adjourn, seconded by Gruhn. Motion carried 6-0.

Vice-Chair Forseth declared the meeting adjourned 6:05 p.m.