

CITY OF HASTINGS
DRAFT PLANNING COMMISSION MEETING MINUTES
July 3, 2023

The meeting was called to order at 7:00 p.m. by Chairperson Hatfield with the following Commissioners present: Jordan Brehm (7:01pm), Lois Bowers, Chelsey Foster, David Hatfield, Nichole Lyke, Tom Maurer, Sarah Moyer-Cale, Jacquie McLean and Dave Tossava. Members absent: none.

Call to Order

Also present: Community Development Director Dan King, DPS Director Tate, and Interim Fire Chief Krouse.

It was MOVED by Maurer and SECONDED by McLean to approve the agenda as presented. All members present voting yes; motion carried.

Approval of the Agenda

It was MOVED by Bowers and SECONDED by Foster that the proposed minutes of the meeting of June 5, 2023 be approved. All members present voting yes; motion carried.

Approval of the Minutes

None.

Informative Items

Public hearing to review and consider the final site plan/PUD for 420 E. Mill St. King provided an overview of the request. Greg Taylor spoke on behalf of the application.

Public Hearing:
Final Site
Plan/PUD for 420
E Mill St.

Chairperson Hatfield opened the floor to public comment at 7:16 p.m. Bonnie Gettys and John Resseguie spoke in favor of the application. The public comment portion was closed at 7:18 p.m.

Discussion was held. It was MOVED by Tossava and SECONDED by McLean to recommend approval of the PUD amendment and Final Site Plan to the City Council with the following contingencies:

- Acceptance of 24.5 units/acre, five foot setback, and 40 ft building height.
- Confirmation that there is a 30 ft building separation
- Delineation of the phased development showing the commercial building and parking lot to the northeast as “phase two”.
- Lighting, landscaping, and building exterior to be reviewed and approved by administrative staff
- Acceptance of the parking lot encroachment into the 100 yr floodplain
- DPS and Fire review approval.

All members present voting yes; motion carried.

The Planning Commission reviewed the preliminary site plan for the apartments proposed at 710 Barfield Dr. King provided an overview of the application and a representative from the applicant answered questions.

New Business:
Preliminary Plan
Review for 710
Barfield Dr –
Meadowstone

It was MOVED by Tossava and SECONDED by Lyke to set a public hearing for the PUD amendment and site plan on August 7, 2023 at 7:00 pm. All members present voting yes; motion carried.

Apts

Moyer-Cale reported that neither the JPA nor the JPC had recently met.

Old Business:
JPA/JPC Update

None.

Work Task List

None.

Tracking Terms
and Conditions

Public comment was received in support of the PUD project.

Public Comment

None.

Staff Comments

None.

Commission
Comments

It was MOVED by McLean and SUPPORTED by Bowers to adjourn the meeting. All members present voting yes, motion carried. Meeting adjourned at 7:49 p.m.

Adjournment

Respectfully submitted,

Sarah Moyer-Cale,
Secretary