

**Planning Commission**

April 2, 2024

Council Chambers, 1 Quail Creek Circle

**Call to Order**

Chair Josey Bathke called the April 2, 2024 Planning Commission to order at 6:30 p.m. in the Council Chambers at 1 Quail Creek Circle. Commission members present: Josey Bathke, Sheila Geneser, Jason Heisler, and Amy Yotty; absent: Barry A'Hearn, Patrick Staber, and Dave Willer.

Others present: Ryan Rusnak, Ryan Heiar, Grant Lientz, Josiah Bilskemper, Tracey Mulcahey, Loren Hoffman, and other interested parties.

**Approval of the Agenda**

Yotty moved, Geneser seconded to approve the agenda. The vote was all ayes. Agenda approved.

**Zoning Map Amendment***Staff Presentation*

Rusnak presented the request of Northridge 2-4, LLC for a zoning map amendment (rezoning) from ID Interim Development District to RS-4 Single-Unit Residential District on 5.36 acres of property located at the northeast corner of North Liberty Road and Oak Lane NE. Staff recommends the Planning Commission accept the finding; the rezoning request from ID Interim Development to RS-4 Single-Unit Residence District would achieve consistency with the approval standards enumerated in Section 165.09 of the Zoning Code; and forward the request to approve a rezoning of approximately 5.36 acres from ID Interim Development to RS-4 Single-Unit Residence District to the City Council with a recommendation for approval.

*Applicant Presentation*

Loren Hoffman, Hall & Hall Engineers, was present on behalf of the developer and offered additional information on the application.

*Public Comments*

No public comments were offered.

*Questions and Comments*

The Commission had no questions or comments on the application.

*Recommendation to the City Council*

Heisler moved, Yotty seconded that the Planning Commission accept the listed finding and forward the zoning map amendment to the City Council with a recommendation for approval. The vote was: ayes – Heisler, Yotty, Bathke, Geneser; nays – none; absent – A'Hearn, Staber, Willer. Motion carried.

### **Approval of Previous Minutes**

Yotty moved, Geneser seconded to approve the minutes of the February 6, 2024 meeting. The vote was all ayes. Minutes approved.

### **Old and New Business**

Rusnak reported that several submittals have been received that will be on May's agenda. He provided an update on ongoing projects.

### **Adjournment**

At 6:37 p.m., Geneser moved, Yotty seconded to adjourn. The vote was all ayes. Meeting adjourned.

Signed:

Tracey Mulcahey, City Clerk