



North Liberty Planning Commission
July 2, 2024
Council Chambers, 360 N Main Street

Call to Order

Chair Josey Bathke called the July 2, 2024, Planning Commission to order at 6:30 p.m. in the Council Chambers at 360 N Main Street. Commission members present: Josey Bathke, Sheila Geneser, Amy Yotty, Valerie Ward, Barry A'Hearn; absent—Jason Heisler, Dave Willer.

Others present: Ryan Heiar, Grant Lientz, Josiah Bilskemper, Mary Byers, Bryce Achen and other interested parties.

Approval of the Agenda

A'Hearn moved, seconded by Geneser to approve the agenda. The vote was all ayes. Agenda approved.

Public Comments

No public comments were offered.

Election of Chairperson

Bathke moved, seconded by A'Hearn to appoint Yotty as chairperson. The vote was all ayes. Motion carried.

Yotty assumed the Chair as Chairperson.

Election of Vice-Chairperson

Bathke moved, seconded by Geneser to appoint A'Hearn Vice-Chairperson. The vote was all ayes. Motion carried.

Preliminary Subdivision Plat

Staff presentation

Bilskemper presented the Request of Primestone Residential to approve a Preliminary Subdivision Plat for a 30-lot subdivision on approximately 43.7 acres. The property is generally located on the north side of West Forevergreen Road approximately 150 feet west of Covered Bridge Boulevard. Staff recommends the Planning Commission accept the two listed findings: 1) The preliminary plat, which proposes commercial development, would achieve consistency with the Comprehensive Plan Future Land Map designation of Urban High Intensity; and 2) The preliminary plat would achieve consistency with Section 180.11(3)(A) and 180.12 on the North Liberty Code of Ordinances, which sets forth the preliminary subdivision plat submittal requirements and design standards respectively; and

forward the request of the Preliminary Subdivision Plat on approximately 43.7 acres to the City Council for a recommendation for approval.

Applicant Presentation

Bryce Achen, McClure Engineering, was present on behalf of the applicant and offered additional information and answer questions.

Public Comments

No public comments were offered.

Recommendation to the City Council

Bathke moved, seconded by A'Hearn that the Planning Commission accept the two listed findings and forward the Preliminary Subdivision Plat to the City Council with a recommendation for approval. The vote was—Bathke, Geneser, Yotty, Ward, A'Hearn; absent—Heisler and Willer. Motion carried.

Approval of Previous Minutes

Ward moved, seconded by A'Hearn, to approve the Minutes of June 4, 2024 meeting. The vote was all ayes. Minutes approved.

Old and Old Business

Lientz welcomed Valerie Ward to the Commission.

Adjournment

Yotty adjourned the meeting at 6:50 p.m. The vote was ayes. Meeting adjourned.

Signed:

Mary Byers, Deputy Clerk