



Planning Commission

Tuesday, June 2, 2026 6:00 PM

Council Chambers

360 N. Main Street

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1. Roll call
2. Approval of the Agenda
3. Public Comment on any topic not on the agenda.
4. Preliminary Site Plan:
Request of Ruth Boyer and Douglas Rozendaal for approval of a Preliminary Site Plan on 5.19 acres. The property is located at the south terminus of Stoner Court.
 - A. Staff Presentation
 - B. Applicant Presentation
 - C. Public Comments
 - D. Questions and Comments from the Commission
 - E. Recommendation to the City Council
5. Preliminary Subdivision Plat:
Request of CCT Holdings, LLC & Meadowlark Investments, LLC to approve a Preliminary Subdivision Plat for a 2-lot subdivision on approximately .94 acres. The property is located on the north side of West Cherry Street 115 feet west of CRANDIC Railroad.
 - A. Staff Presentation
 - B. Applicant Presentation
 - C. Public Comments
 - D. Questions and Comments from the Commission
 - E. Recommendation to the City Council

6. Preliminary Site Plan:

Request of UCD Holdings, LLC for approval of a Preliminary Site Plan on 10.18. The property is located south of West Cherry Street, north of West Zeller Street and west of CRANDIC Railroad.

 - A. Staff Presentation
 - B. Applicant Presentation
 - C. Public Comments
 - D. Questions and Comments from the Commission
 - E. Recommendation to the City Council
7. Future Land Use Map Amendment, Zoning Map Amendment and Preliminary Subdivision Plat

Request of MLDC, Inc. for the following requests: • Future Land Use Map amendment from Urban Low Intensity (ULI) to Urban Medium Intensity (UMI) on approximately .49 acres. • Zoning Map Amendment (rezoning) from RS-6 Single-Unit Residence District to RD-10 Two-Unit Residence District on approximately .91 acres and ID Interim Development District to RS-7 Single-Unit Residence District on approximately .074 acres (3,223 square feet). • Preliminary Subdivision Plat for a 46-lot subdivision on approximately 22.44 acres. The property is located at the west terminus of Suttner Drive and Chipman Lane and the south terminus of Mayor Street.

 - A. Staff Presentation
 - B. Applicant Presentation
 - C. Public Comments
 - D. Questions and Comments from the Commission
 - E. Recommendation to the City Council
8. Approval of Previous Minutes
 - A. May 5, 2026 Planning Commission Meeting Minutes
9. Planning Updates
10. Adjournment

