

INDIANOLA PLANNING AND ZONING COMMISSION
REGULAR MEETING
SEPTEMBER 13, 2016
6:00 P.M.

The meeting was called to order by Chairperson Doug Opie and on roll call the following members were present:

Joe Butler
Tiffany Coleman
Al Farris
Ron Fridley
Becky Needles
Doug Opie
Bob Ormsby
Josh Rabe

Also present: Melissa Hills of Civil Engineering Consultants, Mark Terhune, Mindi Robinson and Chuck Burgin.

The minutes of the August 9, 2016 meeting were approved on a motion made by Fridley and seconded by Butler. Question was called for and on voice vote Chairperson Opie declared the motion carried unanimously.

Consider Preliminary Plat of Ashton Park Plat 6.

Chuck reviewed the request with the Commission stating the final plat of Ashton Park Plat 5 was approved in 2006. The northern part of Ashton Park Plat 5 was not developed at the time and is now included in the preliminary plat of Ashton Park Plat 6. The plat allows for frontages along East Euclid Avenue and has 31 lots on approximately 8.47 acres. Melissa Hills with Civil Engineering Consultants has indicated the recommended changes outlined in Chuck's memo will be made prior to Council approval. Chuck's recommendation is to approve.

Melissa Hills of CEC gave a brief review stating all lots will be single family dwellings and that Jerry's Homes Inc. intends to build on each lot and not sell lots. CEC is working with Cooper Crawford and Associates to ensure utilities and paving of East Euclid Avenue are worked out between Ashton Park Plat 6 and Prairie Glynn Plat 2.

Farris questioned Note 1 of the preliminary plat regarding Lots A, B and C were dedicated to the City of Indianola and where those lots were located on the plat. Chuck informed the Commission that the three lots were the streets.

Mark Terhune of 406 North 17th Street questioned whether the natural spring / standing water issues that currently exist where lots 12-13 of the preliminary plat of Ashton Park 6 will be fixed. Melissa Hills stated she will work with Jerry's Homes to make sure the water issues are fixed upon development.

Motion was made by Butler and seconded by Ormsby to approve the Preliminary Plat of Ashton Park Plat 6 with Chuck's recommendations. Question was called for and on voice vote Chairperson Opie declared the motion carried unanimously.

Other Business

Chuck informed the Commission that Council approved the preliminary plat of Prairie Glynn Plat 2 at their August 15, 2016 meeting.

Chuck also informed Commission that the September 2016 meeting would include the proposal to amend A-1 zoning to allow for campgrounds and a proposal to amend M-2 zoning to allow for outdoor storage.

Meeting adjourned on a motion by Farris and seconded by Coleman.

Doug Opie, Chairperson

Mindi Robinson