

INDIANOLA PLANNING AND ZONING COMMISSION  
REGULAR MEETING  
MAY 8, 2018  
6:00 P.M.

The meeting was called to order by Vice Chairperson Josh Rabe and on roll call the following members were present:

Al Farris  
Becky Needles  
Josh Rabe  
Sarah Ritchie  
Misty Soldwisch

Also present: Ed Arp, Bob Downing, Karey Bishop, Keith Bishop, Mindi Robinson and Chuck Burgin.

The minutes of the April 10, 2018 meeting were approved on a motion made by Farris and seconded by Needles. Question was called for and on voice vote Vice Chairperson Rabe declared the motion carried unanimously.

**Consider Final Plat of Heritage Hills # 9.**

Chuck provided the background stating the preliminary plat was approved in late 2017. The final plat extends West Orchard Avenue to the west, North G Street to the north and North F Street to the north. The only change from the preliminary plat to the final plat is the three additional lots.

Chuck recommended the following changes prior to action by City Council.

1. Identify the width of the overland drainage easement for lots 3-6 at each property line.
2. Identify the width of the proposed sanitary sewer easement at 100' intervals on lot #10.
3. Certification by registered land surveyor of the State of Iowa to be placed on the plat.
4. Language regarding restrictions relating to the overland drainage easements will be provided by the City of Indianola.

Chuck stated he has been working with the Fire Chief and Police Chief regarding street names changes. The owners are requesting the name of Scenic Valley continue to the intersection of Orchard Avenue. A request to change North G Street to Greenwood will be addressed at a future Planning and Zoning Commission meeting after residents on existing North G Street are contacted.

Keith Bishop of 1000 Sunset Circle questioned the timeframe for development. Mr. Downing stated he would like to begin grading early June 2018 and have basements poured in September 2018.

Motion was made by Soldwisch and seconded by Ritchie to approve the final plat of Heritage Hills Plat 9 including the amendment to change North F Street to Scenic Valley and staff's four recommended changes. Question was called for and on voice vote Vice Chairperson Rabe declared the motion carried.

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

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Josh Rabe, Vice Chairperson

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Mindi Robinson