

**Planning Commission Meeting  
January 4, 2022**

A regular meeting of the Planning Commission was held at City Hall, 200 S. Main Street on January 4, 2022, at 7:00 p.m.

Chair Vanek called the meeting to order at 7:01 p.m. Present were Chair Vanek and Commissioners Halsey, Wegner, DeGrow and Baker. Skinner and Loftus were absent and excused

Also in attendance was Building Official LeRoy Hummel.

DeGrow moved, Halsey seconded, PASSED, to approve the agenda as printed.

Wegner moved, Baker seconded, PASSED, to approve the December 6, 2021 minutes as printed.

Public Comments: None

**Public Hearings:**

- a. Public Hearing to consider a request for a Master Plan (Future Land Use ) Change from low density residential (RD1) to manufactured home park (MHPD) for the following properties:
  - 23-300-004-200-949-06 commonly known as 918 West Street
  - 23-300-004-200-949-05 commonly known as 920 West Street
  - 23-300-004-200-944-02 (vacant land)
  - 23-300-004-200-948-00 (vacant land)Halsey moved, Wegner seconded, PASSED, to open the public hearing. The public hearing opened at 7:03. Brian Styck appeared before the commission to review the application. There were no further questions or comments. DeGrow moved, Halsey seconded, PASSED, to close the public hearing. The Public Hearing closed at 7:19 p.m.  
Baker moved, DeGrow seconded, to approve the Master Plan change from RD1 to MHPD for the four (4) parcels. The Commission discussed the request. Baker withdrew motion. Wegner moved, Halsey seconded, PASSED, to table the Master Plan change until new boundaries are presented with survey which requires lot splits.
- b. Public Hearing to consider request for the review of a rezoning application from low density residential (RD1) to manufactured home park (MHPD) for the following properties:
  - 23-300-004-200-949-06 commonly known as 918 West Street
  - 23-300-004-200-949-05 commonly known as 920 West Street
  - 23-300-004-200-944-02 (vacant land)
  - 23-300-004-200-948-00 (vacant land)Halsey moved, Baker seconded, PASSED, to open the public hearing. The public hearing opened at 7:30 p.m. There were no questions or comments. Wegner moved, DeGrow seconded, PASSED, to close the public hearing. The public hearing closed at 7:30 p.m.  
The Commission discussed the request. Halsey moved, DeGrow seconded, PASSED, to table the rezoning request until new boundaries are presented with survey which requires lot splits.

- c. Public Hearing to consider a request for a review of a site plan for the expansion of a manufactured home community for the following properties:

23-300-004-200-949-06 commonly known as 918 West Street

23-300-004-200-949-05 commonly known as 920 West Street

23-300-004-200-944-02 (vacant land)

23-300-004-200-948-00 (vacant land)

DeGrow moved, Halsey seconded, PASSED, to open the public hearing. The public hearing opened at 7:33 p.m. There were no questions or comments. Halsey moved, Baker seconded, PASSED, to close the public hearing. The public hearing closed at 7:33 p.m.

Wegner moved, DeGrow seconded, PASSED, to table until items are taken care of as recommended by C2AE.

Old Business: None

New Business: None

Reports:

Baker provided a Zoning Board of Appeals update.

Building Official Hummel provided a Building Department update.

DeGrow moved, Baker seconded, PASSED, to adjourn. Meeting adjourned at 8:14 p.m.