

LIBERTY PLANNING AND ZONING COMMISSION

December 13, 2022

Meeting Summary

7:00 p.m.

I. Call to Order

The Liberty Planning and Zoning Commission met on Tuesday, December 13, 2022. A quorum being present, Vice-Chairman Reinier called the meeting to order at 7:00 p.m.

II. Roll Call

Commission members in attendance were: Judy Dilts, Patricia Evans, Walt Holt, Amy Howard, Tom Reinier, and Ann Waterman. Commissioners Dee Rosekrans, Donald Summers, and Ken Personett were absent. Representing staff were Katherine Sharp, Director of Planning and Development (via Zoom); Michael Peterman, City Planner; and Joshua Martinez, Capital Projects Engineer. 3 members of the public were in attendance.

III. Approval of Minutes

Vice-Chairman Reinier asked if there were any questions or comments related to the minutes from the November 8, 2022 meeting.

Commissioner Holt moved to approve the regular session minutes from the November 8, 2022 meeting and Commissioner Evans seconded the motion. The minutes were approved 5-0-1 (Commissioner Waterman abstained).

IV. Public Hearing Cases

A. **22-58R&PDP: Rezoning and Preliminary Development Plan for Prominence Commercial Development. Rezoning from R-1A to C-2 for 30,000 sf of commercial development on 11.3 acres at the NE corner of South Liberty Parkway and Plummer**

Mr. Peterman presented the case as described in the staff report.

Vice-Chairman Reinier asked the commissioners if they had any questions.

Vice-Chairman Reinier asked if there would be a signal at Plummer and South Liberty Parkway.

Mr. Martinez said that there would be a signal at that intersection.

Vice-Chairman Reinier asked about the access on to South Liberty Parkway.

Mr. Peterman stated there is a $\frac{3}{4}$ turning movement from the development to South Liberty Parkway. This was part of the approval for Providence Apartment project that was approved in June.

Mr. Martinez said that the $\frac{3}{4}$ access would restrict the left-out/ east-bound turning movement from the development.

Vice-Chairman Reinier asked the applicant if they wish to speak.

John Davis, Foresight Realty, owner, stated that this project was the next step in the process for the overall development that includes the commercial portion and the residential portion of the overall

project. He and his partner, Mike Yeats are available for questions.

Commissioner Dilts asked about the generic design of the proposed buildings.

Mr. Davis stated that there were no users identified at this time. He hopes that national users with their own brands would be interested in this property and they would come in with their own designs.

Commissioner Dilts asked if anything would be built without a user identified.

Mr. Davis said that they do not anticipate to build any speculative buildings.

Vice-Chairman Reinier opened the public hearing. He asked if there was anyone in the audience that would like to speak for or against the case, seeing none he closed the public hearing.

Vice-Chairman Reinier asked the commissioners if they had any other questions, seeing none he asked for a motion.

Action: Commissioner Waterman moved to approve the case as presented in the staff report. Commissioner Dilts seconded the motion.

Vote: Motion passed 6-0-0

Yes: Dilts, Evans, Holt, Howard, Reinier, Waterman

No: None

Recusal:

Vice-Chairman Reinier said this case would be heard in front of the City Council on Monday, December 19, 2022.

VI. Public Comments

There was no public comment.

VII. Other Business

Mr. Peterman provided an update to the comprehensive plan process. Mr. Peterman updated the Commission on recent administrative approvals.

VIII. Future Meeting Schedule

The next regular session is scheduled for Tuesday, January 10, 2023 This meeting will be held in person at Liberty City Hall in the Council Chambers at 7pm.

IX. Adjournment

Commissioner Holt moved to adjourn, Commissioner Howard seconded. Vice-Chairman Reinier adjourned the meeting at 7:13pm.