

**Minutes of Meeting
Plan Commission
January 8, 2020**

The Plan Commission of the City of Washington met January 8, 2020, at 6:30 p.m. in the City Council Chambers. The following members were present: Tom Stephens, David Dahl, David Grannan, David Gray, Ed Barnett, Mark Arnold, Doug Stradtner, Geoff Stoner, Tom Graham Jr., William Summers and City Attorney Tim Dant. Member absent was Dan Gress. Also, present were Building Commissioner Jon Casper, Code Enforcement Officer Brandt Powden and Secretary Maria Sergesketter.

Plan Commission President William Summers called the meeting to order.

- The minutes of the meeting held December 11, 2019, were approved. A motion made by Tom Stephens, seconded by David Gray. A voice vote was taken with all members present voted in favor. Motion carried.

Election of Officers: Tom Stephens made a motion to nominate William Summers to be re-elected as President and David Gray to be re-elected as Vice President. Ed Barnett seconded the motion. A voice vote was taken, and all members present voted in favor. Motion carried 10-0. David Dahl made a motion to retain Tim Dant as attorney for the Plan Commission. Tom Stephens seconded the motion. A voice vote was taken, and all members present voted to retain Tim Dant as attorney. Motion carried 10-0.

Bill Summers asked Ed Barnett to remain on the Downtown Design Review Committee. A voice vote was taken, and all members present voted to appoint Ed Barnett to the Downtown Design Review Committee. Motion carried 10-0.

Bill Summers asked David Gray to remain on the Board of Zoning Appeals. A voice vote was taken, and all members present voted to appoint David Gray to the Board of Zoning Appeals. Motion carried 10-0.

President William Summers introduced and welcomed newest Plan Commission members David Dahl and David Grannan. Jon Casper was introduced as the new Building Commissioner.

Case # RZ-4-19: Lengacher Development LLC is requesting a rezone. The Parcel is currently zoned R-1 and would be rezoned to R-2. The address for which he is requesting the review is NE corner of Eastside Park Road & RR. Parcel numbers are 14-10-25-303-001.001-017 and 14-10-25-303-001.000-017. It is currently zoned R-1, Residential Single Family. Ray Lengacher of Lengacher Development and Hogan Helms of Landmark Surveying were present to discuss this project. Hogan Helms spoke to the Plan Commission about the revisions that were made to the original plans.

1. The said street from Eastside Park Road to White Ridge Ct will be completed prior to any building permits being issued.
2. Project 1 will have 6 lots to be rezoned from R-1 to R-2.
3. Lengacher development will have 1 large culvert and maybe a secondary one later down the line to divert water.
4. The streets will be up to City specs.

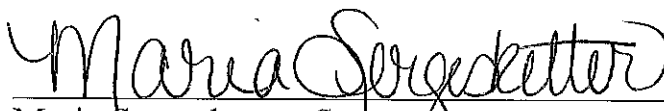
Several remonstrators were present: Mike Mitchell 2 White Ridge Court is concerned about the property values declining and wanting to retain current property values, Ralph Wilkerson 3 White Ridge Court agrees with Mr. Mitchell but is also concerned with the low areas and water issues. Tammy Clark 125 White Ridge Court wants assurance that the road will be built and wants the entire property to remain R-1. She would prefer that single family homes would be built instead of duplexes. Eva Martin 2409 Shannon Street also wants assurance that road will be completed, and it will be a safe road. Jim Fields 2411 White Ridge Lane questions why it would need to be rezoned at all. He also questioned why we did not contact them to inform them of the tonight's meeting date. At this point Mike Mitchell asked to see a show of hands of who was in favor of the rezoning. No one raised their hands. He also asked to see a show of hands who was against the rezone. Most of the remonstrators raised their hands. City Attorney Tim Dant and President Bill Summers commented on how the process would go for the rezone and that the road specs are in our Code of Ordinances. It was also addressed that our minutes, if rezone is approved, would have all conditions, stipulations would be reflected. It was also stated that the meeting held tonight was announced at the prior meeting in December. City Attorney Tim Dant announced that this would be presented to the City Council on January 27th and the 2nd vote would be on February 10th. President Bill Summers requested that the secretary, Maria Sergesketter, take a roll call vote. With Dan Gress being absent, all present members voted with no recommendation of forwarding this on to the City Council. Motion was approved 5-5.

In other business. Building Commissioner Jon Casper informed the Plan Commission that as of now we do not have anything on the agenda for February, but there is still a little bit of time before the deadline.

With no other business, the meeting adjourned at 7:20 p.m.



William Summers, President or Acting President



Maria Sergesketter, Secretary