

REGULAR NORWALK PLANNING AND ZONING MEETING 07-27-2020

Call to order

The regular meeting of the Norwalk Planning and Zoning Commission was held electronically due to COVID-19 (Coronavirus) State of Emergency WHEREAS, Iowa Code Section 372.14(2) and the Norwalk City Code Chapter 15.02(2) grant the Mayor powers in emergency circumstances when public danger exists to take extraordinary steps to protect the public health and safety; therefore, all in attendance met via google hangout, Monday, July 27, 2020. The meeting was called to order at 5:45 p.m. by Chairperson Judy McConnell. Those present at roll call were, AJ Samuelson, John Fraser and Elizabeth Thompson, Megan Regennitter, and Zach Webster. Absent: Donna Grant

Staff present included: Elliot Klimowski, City Planner, Luke Parris, Community Development Director and Hillarie Ramthun, Community Development Coordinator.

Approval of Agenda – 20-58

Fraser made a motion to approve the Agenda and Thompson seconded. Approved 7-0

Approval of the July 13, 2020 Minutes – 20-59

Grant motioned to approve the July 13, 2020 Minutes and Webster seconded. Approved 7-0

Welcome of Guests

There were 2 guests present by computer and phone; with no one wishing to speak, the business portion of the meeting was opened.

Request from Norwalk Lots, LLC for the approval of Timber Ridge Preliminary Plat—20-60

This request from Norwalk Lots, LLC is for the approval of the preliminary plat of a 126 lot single-family, 47 acre proposed development south of Highway G14 in the western portion of Norwalk. The surrounding area is similarly single-family residential and the proposed plat will provide new public street right-of-way for 6 new streets and will also include a southward extension of Timberview Drive. Parkland dedication requirement is 2.26 acres which is shown on the preliminary plat as Lot P and could connect to additional parkland dedication from future development to the east of the location. Two detention basins can be found on the Preliminary Plat; one is considered temporary and will be moved when future development happens to the south/east of the development. All streets throughout the development will be lined with sidewalks. Staff recommends approval of the project as it coincides with surrounding developments in the area. McConnell asked applicant to add anything if necessary, Jared Johnson, Norwalk Lots, LLC and Dean Roghair, CDA made themselves available to answer questions. Webster inquired about street frontage to the park area and how it would be accessed. Klimowski responded access to the park would be located at the bulb of the cul-de-sac and if a future drive to enter the park should need to be added, it could be done; otherwise it is shown to be accessed by walking and/or parking along the cul-de-sac. With no additional questions or concerns from the Commissioners, McConnell entertained a motion to approve, Samuelson motion to approve, Grant seconded. Approved 7-0

City Council Update- None

Economic Development Update- None

Community Development Update-None

Next meeting Date –August 10, 2020

Adjournment – 20-61

Motion by Grant and seconded by Webster to adjourn the meeting at 5:56 p.m.
Approved 7-0

Judy McConnell, Chairperson

Elliot Klimowski, City Planner

Date: _____