

REGULAR NORWALK PLANNING AND ZONING MEETING 12-14-2020

Call to order

The regular meeting of the Norwalk Planning and Zoning Commission was held at the Norwalk City Hall, 705 North Avenue, Monday, December 14, 2020. The meeting was called to order at 5:45 p.m. by Chairperson Judy McConnell. Those present at roll call were AJ Samuelson, Elizabeth Thompson, Megan Regennitter, Zach Webster and John Fraser. Absent: Donna Grant

Staff present included: Elliot Klimowski, City Planner, and Luke Parris, Community Development Director

Approval of Agenda – 20-108

Motion by Thompson and seconded by Regennitter to approve the agenda. Approved 6-0.

Approval of Minutes – 20-109

Motion by Samuelson and seconded by Webster to approve the minutes from the November 23, 2020 meeting. Approved 6-0.

Request from Mid American Energy for a Site Plan Amendment at their testing station on Highway G14 – 20-110

Klimowski introduced the site plan amendment. Klimowski explained that the item is being brought back to Planning & Zoning because of a driveway realignment.

McConnell entertained a motion. Thompson motioned to approve. Regennitter seconded. Approved 6-0

Request from Diligent Development for the approval of Blooming Heights Plat 2 Final Plat – 20-111

Klimowski introduced the Final Plat. Klimowski described the connections of the streets and that the developer will be expected to submit a performance surety related to parkland grading and finalization.

McConnell entertained a motion. Samuelson motioned to approve. Webster seconded. Approved 6-0

City Council Update - Councilmember Baker declared no updates at this time.

Economic Development Update - Hollie Zajicek updated Planning & Zoning Commission on progress for Sleep Inn, Cobblestone Hotel, Norwalk Central in the Hughes area, new restaurant prospects, beautification of the Highway 28 corridor. Zajicek spoke about getting Warren County involved in an economic development district by way of the MPO. McConnell asked about Culver's progress. Thompson asked about HyVee progress. Zajicek spoke about the status of development agreements and proposals.

Community Development Update - Parris talked about the latest public input meetings for the Comprehensive Plan process. Parris talked about the responses to public input surveys for the plan. Parris talked about the importance of trail construction within the survey results. Parris spoke about the proposed low-to-moderate income incentive program and its progress in committees and Council. Klimowski talked about the newly-established Stormwater Advisory Committee and the new meeting. Klimowski explained the purpose of the committee, the City's progress with the MS4 report, and the purpose of the MS4.

McConnell asked about the dumpster enclosure at Legacy Circle. McConnell asked about the progress on the Legacy Commercial rear access drive. McConnell asked about Planning & Zoning minutes as they relate to City Council meetings.

Next meeting Date – December 28, 2020.

Adjournment – 20-112

Motion by Samuelson and seconded by Frazer to adjourn the meeting at 6:25 p.m. Approved 6-0.

Judy McConnell, Chairperson

Elliot Klimowski, City Planner