

NORWALK PLANNING AND ZONING REGULAR MEETING 10.09.2023

Call to order

The regular meeting of the Norwalk Planning and Zoning Commission was held at the Norwalk City Hall, 705 North Avenue, Monday, October 9, 2023. The meeting was called to order at 5:46 p.m. by Chairperson Megan Regennitter. Those present at roll call were Donna Grant, Carson Forst, Elizabeth Thompson, and AJ Samuelson (via Zoom)
Absent: Andrew Steiger & Jason Brown

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

Regennitter welcomed the 5 guests present in the Chamber, 2 guests via Zoom.

Approval of Agenda – 23-98

Forst motioned to approve the agenda; Grant seconded.
Approved 5-0

Approval of Minutes – 23-99

Motion by Thompson and seconded by Grant to approve the minutes from the September 25, 2023, meeting. Approved 5-0

Remove from Table and Close the Public hearing and recommendation on an amendment to the Hughes Century Crossing Planned Unit Development to allow for a single-user storage building as a use in PUD Parcel H –23-100

Public hearing closed at 5:49p.m.

This request from Heartland Sports Properties, LLC has been withdrawn and no further action will be necessary at this time.

Motion by Forst to remove item from tabled status to close the public hearing and seconded by Grant. Approved 4-0, 1 vote abstained.

Public hearing and recommendation on an amendment to the North Shores Planned Unit Development —23-101

Public hearing opened at 5:49 p.m.

This request is to amend North Shores PUD by modifying the shapes of the land use parcels and proposed right-of-way corridors.

Chris Shires, Confluence, 525 17th Street Des Moines, was available on behalf of the applicant to answer questions.

Public hearing closed at 5:57 p.m.

Regennitter entertained a motion, Grant motioned to approve the amendment and Thompson seconded. Approved 5-0

Request from Norwalk JV22, LLC for approval of the Final Plat of Dunn Property Plat 2 —23-102

Request from Norwalk JV22, LLC is for the approval of a Final Plat south of Dunn Property Plat 1 and east of Madison Street which will create two additional development lots in Dunn Industrial Park.

This proposed plat complies with the Future Land Use Plan for this area.

Dan Carlson was available via Zoom for questions.

Regennitter entertained a motion, Thompson motioned to approve the final plat and Forst seconded. Approved 5-0

{Samuelson left at 6:01 p.m.}

City Council Update-Nothing

Economic Development Update- Jason Momoa will visit mid-October and attend various events to be recognized by Norwalk as well as promote his water and vodka brands. The President of the Republic of Kosovo, Vjosa Osmani will visit Iowa, spending time with the Governor and will visit Norwalk on Oct 23rd to have a star dedicated with her name on it at Norwalk Central. The 2nd Certified Site is in the final stages of certification. Delaware Street extension project will begin soon- from Michael Foods property line to the new Certified Site property line. HIRTA offer free transportation for employees who need rides to the larger businesses in Norwalk. The three restaurants that will be announced are still on hold until they close on the property they are purchasing. The Norwalk Corridor will be bumped up on the city's CIP to hopefully get the entrance into Norwalk improved. Sportsplex signage and traffic will be rerouted with all the new paved and available parking areas.

Community Development Update- 17 Residential permits at present, currently hiring a Building Official to fill current vacancy.

Next meeting Date – October 23, 2023 @ 5:45 p.m.

Adjournment – 23-103

Motion by Grant and seconded by Thompson to adjourn the meeting at 6:14 p.m.

Approved 4-0

Megan Regennitter, Chair

Elliot Klimowski, City Planner

Date:_____