

CITY OF HASTINGS
DRAFT PLANNING COMMISSION MEETING MINUTES
May 2, 2022

The meeting was called to order at 7:00 p.m. by Chairperson Hatfield with the following Commissioners present: Jordan Brehm, Lynn Denton, David Hatfield, Tom Maurer, Sarah Moyer-Cale, Michelle Peltier, John Resseguie, and Dave Tossava. Commissioners absent: Lois Bowers.

Call to Order

Also present: Public Services Director Travis Tate and Planning Consultant Rebecca Harvey.

It was MOVED by Maurer and SECONDED by Brehm to approve the agenda as presented. All members present voting yes, motion carried.

Approval of the Agenda

It was MOVED by Tossava and SECONDED by Resseguie that the proposed minutes of the meeting of April 4, 2022 be approved. All members present voting yes, motion carried.

Approval of the Minutes

None.

Informative Items

Chairperson Hatfield opened the public hearing at 7:04 p.m. Harvey provided an overview of her report regarding the site and noted items that were absent from the site plan that still needed to be addressed. Director Tate also provided notes regarding grading and storm water management.

Public Hearing:
Meadowstone
PUD

Cathy Klotz was present to represent the application on behalf of Meadowstone. She noted that they needed additional space for storage of maintenance equipment and that they would make any alternations necessary to the site plan to meet the Planning Commission’s goals. No other members of the public provided comments regarding the application.

MOTION by Resseguie and SECONDED by Brehm to approve the site plan for Meadowstone PUD with the following contingencies:

1. Indication on the site plan for refuse disposal, landscaping, outdoor lighting, driveway width, and parking layout including circulation pattern and loading arrangement – all to be in compliance with city ordinances and approved by the zoning administrator.
2. The applicant would provide proposed elevations that would give the structure a more aesthetic appearance appropriate to the site to be approved by the zoning administrator.
3. No outdoor storage or long-term parking is permitted on the site.
4. The required 5 ft sidewalk extending along the frontage of Lot 1 shall be installed prior to building occupancy.

5. The subphase plan shall be subject to City Fire Department and DPS review/approval.

All members present voting yes; motion carried.

Moyer-Cale noted that the JPC did not meet recently. Draft minutes of the JPA meeting on April 18, 2022 were provided.

No items to report.

No items to report.

The Planning Commission reviewed the preliminary site plan for apartments proposed at 321 N. Michigan Ave. Harvey briefed the Commission on her initial review. The consensus of the Commission was that they were favorable to the proposed use, but had concerns about parking and the driveway width.

MOTION by Brehm with SUPPORT by Peltier to set a public hearing to accept comment on the proposed apartments at 134 E. Court on June 6, 2022. All members present voting yes; motion carried.

MOTION by Tossava with SUPPORT by Maurer to schedule a joint workshop session with the City Council for Monday, June 13th at 6:00 p.m to discuss proposed amendments relating to Two Family Dwellings. All members present voting yes; motion carried.

Robin Thomas arrived and spoke on behalf of the preliminary review of 321 N. Michigan. Chairperson Hatfield provided a brief overview of what had been discussed earlier in the meeting.

None.

It was MOVED by Brehm and SUPPORTED by Tossava to adjourn the meeting. All members present voting yes, motion carried. Meeting adjourned at 7:45 p.m.

Respectfully submitted,

Sarah Moyer-Cale,
Recording Secretary

Old Business:
JPA and JPC
Updates

General Work
Task List

Tracking Terms
and Conditions of
Site Approvals

Preliminary
Review of 321 N.
Michigan

New Business
Hearing Request
for 134 E. Court

Two Family
Dwellings
Workshop

Public Comment

**Commission
Comments**

Adjournment

