

LOWELL PLAN COMMISSION MEETING MINUTES
February 12, 2009 @ 7:00 PM

President Kelley called the meeting to order at 7:00 PM. The Pledge of Allegiance was recited. Roll call was taken. Members answering the roll call were Richard Kelley, Don Huseman, Elias Karras, James Konradi, Frank Lovely and Greg Shook. Absent was Matt Felder. Also present was Director of Community Development Wilbur Cox, Attorney Steele and Recording Secretary Christine Marbach.

Election of Officers:

President Kelley asked for a nomination for President of the Plan Commission. Mr. Huseman asked if he could nominate himself. Attorney Steele stated that he thought anyone could nominate themselves. Seconded by Mr. Konradi. Voting was **all in favor**.

President Kelley asked for a nomination for Vice President. Mr. Huseman nominated Greg Shook. Seconded by Mr. Konradi. Voting was **all in favor**.

President Kelley asked for a nomination for Secretary. Mr. Konradi nominated Elias Carras. Seconded by Mr. Huseman. Voting was **all in favor**.

President Kelley asked for a nomination for Recording Secretary. Mr. Carras nominated Christine Marbach. Seconded by Mr. Shook. Voting was **all in favor**.

Approval of Consent Agenda:

- a) President Huseman asked for a motion to approve the December 18, 2008 special meeting minutes. Mr. Kelley moved to approve the meeting minutes. Seconded by Mr. Konradi. Voting was **all in favor**.
- b) **Claims or expenditures – None.**
- c) **Staff Reports or Comments – None.**

Public Hearings:

None.

Old Business:

Petitioner: KM & N Properties, LLC
Request: Waiver of Ordinance 154.01 (A) (1) for posting a personal guarantee maintenance Bond less than required by ordinance for Heritage Falls Subdivision

New Business:

Petitioner: KM & N Properties, LLC
Request: Defer \$35,000 sidewalk payment required from the development of Phase I to Phase II to install electric service to the Water Booster Station building.

Mr. Cox explained that the petitioner has requested that these two items be tabled until the March meeting or a subsequent special meeting whichever is necessary to address these items.

Mr. Konradi moved to table these two items until the next scheduled meeting or a special meeting. Seconded by Mr. Carras. Voting was **all in favor**.

Announcements:

Mr. Cox asked that the Plan Commission approve a pending permit for Heritage Falls Subdivision. The builder that is asking for this permit was working in Beverly Estates, which is now in bank foreclosure, and now wants to build in Heritage Falls. Mr. Cox explained that since there were no bond on this subdivision, he cannot issue permits but the developer has already performed and only needs a maintenance bond. Mr. Cox asked the Plan Commission to give him permission to issue two more permits.

Mr. Kelley moved to give Mr. Cox permission to issue two more permits. Seconded by Mr. Konradi. Voting was **all in favor**.

Adjournment: Mr. Kelley moved to adjourn at 7:30 PM

Donald Huseman, President

Elias Carras, Secretary

Note: The above-proposed minutes are submitted for review and approval as the official minutes by the Plan Commission.

Christine Marbach – Recording Secretary