**TRC MEETING
September 9th, 2024**

The meeting started at 10am. In attendance were, Rich Oman, Building and Planning, Craig Hendrix, Town Engineer, Dianna Cade, Recording Secretary, Tim Henke, Building Commissioner, Greg White, Stormwater Coordinator and Chris Gamblin, Lowell. James Woestman, Lowell Police responded via email prior to the meeting.

Mr. White made a motion to approve the meeting minutes from August 2nd, 2024, seconded by Mr. Hendrix and carried with a voice vote of all ayes.

**(Items taken out of order, Mr. Harbrecht from Life house Homes joined a few minutes after start).**

**PC #24-024 – J2 Addition Final Plat – PH 2 – lot 4 –**Justin Vankalker, Bob Simpson, and Ron VanKalker.

-Mr. Oman stated he has no issues with the plat.
Mr. Hendrix discussed the sewer connection with Mr. Simpson.
-not enough cover to gravity it to the road. They are proposing pumping it straight to dead end manhole. This will be a private lateral and it will not be located by the town for all 811 calls and other ones that pertain to this private infrastructure. Mr. Simpson and Mr. Vankalker stated that is ok. Mr. Hendrix asked then to assess if there was any way they could extend to the North. Mr. Simpson will check some grades and let him know. If it is extended up North that would be the towns. Discussion.
-Mr. Simpson will do some more research and see if he can extend the sewer up north.

-Lowell Police and fire have no concerns with this plat.

**PC #24-023 –Beverly Estate Final Plat – PH 2 – 19 lots – Todd Harbrecht, Lifehouse Homes**

-lot 67 needs square footage added.

-. Mr. Harbrecht committed to no driveways off Clark
-landscaping around the pond was discussed. Mr. Harbrecht committed to planting trees approx. 10 trees around the pond asap. The trees will be in the drainage easement. No trees where sidewalk will be installed. The rest of the pond needs to be graded.

-Bond and fees owed will be calculated by staff.
-corner by lift station needs sidewalk added and entire area needs to be spruced up before it is deeded to the homeowner. Curb is in.

-lot 40 south of Southview sidewalk needs to extend all the way through the lot. It is short, 10-15 feet. Mr. Harbrecht will get it installed. The sidewalk can be ROW, it will curve around lift station. Eventually it will connect through the yard of the house that is in the county. His mailbox will get relocated. An easement for walk through their yard would be desirable.

-Lowell Police and fire have no concerns for this plat.

Mr. White made a motion to adjourn the meeting at 10:20am, seconded by Mr. Henke and carried with a voice vote of all ayes.

Approved\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_