

**Plat Committee Summary Minutes  
Virtual Web Conference Meeting**

**January 11, 2021, 4:00 pm**

*Plat Committee minutes are transcribed in a summarized manner.*

The City of Bloomington Plat Committee met on January 11, 2021 at 4:00 p.m. via a virtual (Zoom) meeting due to COVID-19. Members present: Roy Aten, Michael Carter, Jillian Kinzie

**ROLL CALL**

**APPROVAL OF MINUTES:**       None

**REPORTS, RESOLUTIONS AND COMMUNICATIONS:**

Jackie Scanlan, Development Services Manager, announced that Andrew Cibor has returned as the Director of Engineering. Will wait until February to see if Roy Aten will still be representing Engineering on the Plat Committee.

**PETITION:**

**DP-30-20     Kenny Blackwell**  
2707 S. Rogers St.  
Request: Preliminary plat approval of a two-lot subdivision consisting of 0.36 acres including a determinate sidewalk variance to temporarily waive sidewalk installation.  
*Case Manager: Keegan Gulick*

Keegan Gulick presented the case based on the packet that has been provided to the committee. The department finds that the proposed plan does meet all of the subdivision regulations with the exception of sidewalk and tree plot width, which the Planning and Transportation Director is authorized to approve the modified design per the UDO.

Based on finding of the report the department recommends approval for primary plat for case DP-30-20 and forward secondary plat to the February 8, 2021 meeting with the three conditions outline in the packet.

**PROJECT REPRESENTATIVE COMMENTS:**

Todd Borgman with Smith Design Group is present and representing Kenny Blackwell and Joe Kemp. He feels the two lot subdivision fits in well with the surrounding lots, this lot has been undeveloped for years and feels it will be a nice addition to the area.

**COMMISSIONER COMMENTS:**

Michael Carter advised to take the existing lateral from the manhole and run it to lot one, tie into the sewer that is running east/west on Rogers and run a new lateral for lot two. Lot one should have easements across lot two for the sanitary lateral and the water line. Carter agrees and believes it can be easily achieved. Jillian Kinzie asked if something that would be addressed in the February meeting. Scanlan said it could be addressed in the secondary plat hearing, unless it was delegated to staff. Kinzie thinks a dedicated easement to lot two should be added to conditions. Scanlan would be

**Plat Committee Summary Minutes  
Virtual Web Conference Meeting**

**January 11, 2021, 4:00 pm**

---

hesitant to add as a condition unless you were going to require them to create the utility easement, if it is just a recommendation. Scanlan asked Carter if he would be satisfied with adding a condition that the existing ingress and egress easement be expanded to be a utility easement. Carter was okay with that recommendation.

Roy Aten asked for clarification on what the name on this plat will be, currently has two names attached to the plat. Borgman said it would be called the Brinegar Subdivision. Aten asked about an easement for the pole line that runs north/south across lot one, there is not easement. Was there records of an easement for the Duke line that runs across lot one. Borgman said they have not done a title commitment search to know if there is an easement. Scanlan said one will need to be done and if there is an existing easement it will need to be on the plat. An additional condition will be added to cover this easement, for a total of 5 conditions.

**PUBLIC COMMENTS:** None

**ADDITIONAL COMMISSIONER COMMENTS:**

**\*\*Aten made a motion to approve DP-30-20 with the five conditions outlined by Staff. Kinzie seconded the motion. Motion carried by roll call vote 3:0- Approved.**

Meeting adjourned at 4:19 p.m.