

ROLL CALL

MEMBERS PRESENT: Roy Aten, Michael Carter, Jillian Kinzie

MINUTES TO BE APPROVED: March 2019

****Aten moved to approve the March 2019 minutes. Carter seconded. Motion carried by voice vote 3:0.**

REPORTS, RESOLUTIONS, AND COMMUNICATIONS:

PETITIONS:

DP-08-19 **Whitehall Crossing, LLC**
402 N. Gates Dr.
Request: Final plat approval for a 2-lot subdivision.
Case manager: Eric Greulich

Eric Greulich presented the staff report. The petitioner is requesting final plat approval of a 2-lot commercial subdivision located on N. Gates Drive within the Whitehall Crossing Planned Unit Development. One of these new lots will be for a 4,000 sq. ft. commercial building proposed to house a Sherwin Williams paint store and 20 parking spaces. A 5' wide tree plot and 5' wide concrete sidewalk have already been installed on the east side of the property, but missing street trees along Gates Drive must be installed with the subdivision request. Site plan approval has been received after previous site plan complications. The proposed building has been shifted south since then and the plat has been readjusted. This site was originally shown as being completely covered with a building and parking areas and the preliminary site plan is an improvement. The Department recommends the Plat Committee adopt the proposed findings and approve the preliminary plat as long as street trees are installed between 20' and 40' apart along Gates Drive and a lighting plan is submitted and approved prior to a building permit being issued.

****Aten moved for final plat approval of DP-08-19 with the conditions recommended by staff. Carter seconded. Motion carried by voice vote 3:0.**