

HIGHLAND PLAN COMMISSION

Study Session Minutes

June 21, 2017

Study Session began at 6:30 P.M.

In attendance were: Commissioners' Grzymiski, Kendra, Martini, Schocke, Turich, Vander Woude and Zemen. Also in attendance was Plan Commission Engineer Mike Phipps, Plan Commission Attorney, Jared Tauber and Building Commissioner/Zoning Administrator Ken Mika.

Those in attendance reviewed the prepared findings of fact for the change in zoning for the proposed Main St. project / Cardinal Campus of Highland. The prepared findings appeared to be in order. In addition to the prepared findings for the approved Preliminary Planned Unit Development Plan.

Those in attendance reviewed the petition for a one lot subdivision for the Main St. project / Cardinal Campus of Highland properties. Mike Phipps, (Nies Engineering) went over the comments of their engineering review letter (copies supplied to the Plan Commission). Most of the issues had already been resolved by the petitioner's engineer. Mr. Mika & Mr. Mike Phipps also reviewed the submitted preliminary subdivision plat and found the content to be in order. The Plan Commission was advised that that if they were so inclined to grant preliminary approval, that it should be made contingent upon the Plan Commission approving the Final Plan Unit Development Plan for the referenced project.

Those in attendance reviewed the petition request for Jovan Lozevski concerning a preliminary hearing for proposed one lot subdivision at 3144 Condit Street.

Those in attendance reviewed the Redevelopment Commission's (RC) request for the Plan Commission's approval of Resolution #2017-03. In general, the Resolution adds 8600 Kennedy Ave./Aide Rentals, and 2726 Garfield Ave. / Aide Rentals to the Redevelopment Commission's acquisition list. A couple of commission members had concerns that this is like a condemnation that could be used to force the owner(s) into relinquishing their properties beyond their wishes. It was explained that it is difficult for municipalities to condemn properties for their own wishes, and that is not the Redevelopment Commission's intentions.

Mr. Mika informed those in attendance that the final copies of the zoning ordinance have been provided to us by our consultant, The Arsh Group, and he is asking the Plan Commission to request of him to advertise for a public hearing in July so as to proceed with the approval of the revised document.

Study Session ended at 6:57 P.M.

Ken Mika

Building Commissioner/Zoning Administrator