

MONROE PLANNING COMMISSION MINUTES

October 1, 2019

6 PM

Monroe City Hall

Present: Kathy Smith, Dan Sheets, Fred Cuthbertson, Linda Fredricks, David Mills and Tim Eastridge. Staff: Rick A. Hohnbaum, City Planner. Commissioner Brandon Bathke was excused.

Call to Order: Chair Smith called the meeting to order at 6:05 pm. (Delayed by city recorder technical issues)

Public Comments: No comments.

Presentation: John Stapleton, Pivot Architects, Bill Crowson, Monroe School Superintendent, Riley Holman, School Board Member, Josh Molin, ZCS Engineering: John Stapleton introduced himself and Josh Molin and outlined the design process of the storm drain system for the school improvement project. Mr. Molin described the three drainage basins involved with the school property and the base line numbers which limits the amount of allowable flow during a 25-year peak event (rain storm). Commissioner Mills inquired about the projected rainfall from Mr. Molin and he shared the data from NOAA. Commissioner Cuthbertson inquired about the amount of rainfall to peak the concrete wall that now exists and the capacity of the new pond for which Mr. Molin provided the figures for. Commissioner Eastridge inquired about the expected depth of the water in the pond and suggested that perhaps the pond was built too deep since there is a collection of water. Commissioner Cuthbertson inquired about the total impervious surface in the south basin that drains to the pond. The commission discussed the pond issues and concerns.

Commissioner Cuthbertson stated that he owned property about 20 feet from the outlet of the pond. He shared the results of the flow from the rain on Saturday on a video. The Planning Commission and staff discussed the situation with the the flow of the pond. Commissioner Cuthbertson excused himself from the discussion and the commission discussed options of communicating their concerns to the school board. Commissioner Sheets moved to dispatch a letter of concern to the school board. Commissioner Fredricks seconded the motion. 4-0-2. Ayes: Mills, Eastridge, Fredricks, Sheets. Abstain: Smith, Cuthbertson.

Approval of Minutes: Commissioner Eastridge moved to accept the September 3, 2019 minutes and Commissioner Mills seconded the motion. Ayes: All

PUBLIC HEARING: Amendment and Update of the Monroe Land Use Development Code (MLUDC) Requiring and Updating Review and Application Process for Projects with existing public infrastructure including single family residences: City Planner Hohnbaum reminded the commission of the legislative land use script which he had provided copies, recommending that

the process follow the script in order to comply with state rules and regulations regarding public testimony for the proposed code amendments.

Staff Report: City Planner Hohnbaum reviewed the written report with the criteria for commission consideration and recommendations and the commission had no questions of staff.

Public Testimony:

Chair Smith opened the public hearing 6:58 pm.

There were no conflicts stated or shared.

Staff report was provided in introduction of issue.

Commissioner Eastridge expressed appreciation of this new process being introduced.

There was no public input as there was no audience by the beginning of the public hearing.

Chair Smith closed the public hearing at 7:00 pm.

Commissioner Cuthbertson asked about the inspections and costs.

Recommendations to Council: Commissioner Eastridge moved to recommend to pass to council with approval with the change of fire marshal to fire chief on an attached form. Commissioner Sheets seconded. Ayes: All

Other business:

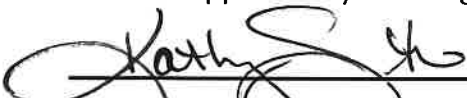
Commissioner Eastridge inquired about the amount of remonstrance's and it was a suggested that an inventory should be created and maintained.

The Commission discussed alley cleaning and the responsibility of maintaining them.

The Commission inquired about posting a speed limit for Dragon Drive. Perhaps 10 mph.

Adjournment: Chair Smith adjourned the Planning Commission meeting at 7:10 pm.

Minutes approved by Planning Commission action on December 3, 2019.


Chair Kathy Smith

12.3.2019

Date:

Attest:  Rick A. Hohnbaum, City Recorder/Planner