

A Regular Meeting of the Otsego Planning Commission was held on Monday, July 22, 2024; 7:00 p.m.

Chairman Milhiem called the meeting to order at 7:00 p.m. with the following members present: Ron Jaeck, Gary Trobeck, Stacey Withee, Ric Saucedo, Jayson Ennis, Wayne Rayburn, and City Manager Mitchell. Absent: Ben Dotterer.

Member Withee moved to excuse Member Dotterer, seconded by Member Ennis. CARRIED.

On a motion by Member Trobeck, seconded by Member Rayburn, the June 17, 2024, minutes will stand as submitted.

I. PRESENTATIONS:

II. PUBLIC HEARINGS:

III. CONSIDERATIONS:

IV. DISCUSSION ITEMS:

A. PRELIMINARY SITE PLAN FOR HoM FLATS AT RIVER

Member Mitchell reviewed the history of the property and the County's role in the redevelopment. Member Mitchell reviewed all of the steps in the site plan process and explained the Planning Commission's role. He explained that the City's Zoning Ordinance does not have the proper PUD (Planned Unit Development) to meet the requirements for the development. He stated that the City will need to have a RPUD – Redevelopment High-Density. He commented that a text amendment will need to be adopted to add the RPUD.

Member Mitchell presented the preliminary site plan for HoM Flats at River. A lengthy discussion took place regarding: the entrances, parking, open space, review by the Fire Department, walkability, various sizes of units, visitor parking, and lighting. Member Mitchell explained that this is a preliminary plan and the official site plan will have all of the details that are being discussed.

At this time, Lori Costello gave an overview of the proposed RPUD, which is a text amendment to the current Zoning Ordinance – PUD Section. A lengthy discussion took place regarding the proposed wording of the RPUD. The Planning Commission was asked to email Member/City Manager Mitchell with proposed changes and additions to the RPUD language.

B. MASTER PLAN UPDATE

Lori Costello from PCI gave an update and overview of the Master Plan that she has been working on. It was a consensus to hold a Public Forum for the community to voice their opinions on the Master Plan at the next Planning Commission Meeting. She then explained the next steps of getting the Master Plan final approval, after the public forum.

PUBLIC COMMENT

Davide Fouch, 359 W Franklin – he asked various questions regarding the Master Plan.

ADJOURN

The meeting was adjourned on motion by Member Trobeck seconded by Member Rayburn. CARRIED – 8:32 p.m.

Angela M. Cronen, MMC City Clerk