

**Town of Lawrence  
Planning and Zoning Board Meeting Minutes  
Wednesday, November 13, 2019  
Meeting Time 6:00 PM  
Town Hall 2400 Shady Court**

**Call to Order:** The meeting was called to order by Tonya Wagner at 6:05pm.

**Roll Call:**

<b>Chair:</b> Tonya Wagner, Present	Mike Van Dehei, Present
<b>Secretary:</b> Larry Boldt, Present	Dr. Lanny Tibaldo, Present
Travis Runke, Present	Brian Peterson, Excused
Skip Lee, Present	
<b>Staff:</b> Scott Beining, Present	

**Discussion and Action on the following:**

**1. Approve Minutes from September 11, 2019 meeting.**

Dr. Tibaldo made a motion to approve the minutes from September 11, 2019. Skip Lee seconded the motion. Motion carried unanimously.

**2. Consideration of Final Plat Review for Lawrence Parkway Estates on parcel L-455-2 and portions of parcel L-453 by Mc Mahon.**

Doug Woelz, Mc Mahon Group, presented the plat. There are no changes since the Preliminary Plat. Consists of 39 residential lots, 2 outlots with access from Town Street. Typical R-1 lots. Skip Lee made a motion to approve the Plat. Travis Runke seconded the motion. Motion carried unanimously.

**3. Consideration of Rezoning of Lawrence Parkway Estates parcels from A-1 Agricultural Zone to R-1 Residential Zone.**

Lots will conform with R-1 zoning regulations. Motion made by Mike Van De Hei to approve rezoning. Travis Runke seconded the motion. Motion carried unanimously.

**4. Consideration of Final Plat Review for the 2<sup>nd</sup> Addition of Hemlock South Subdivision on portions of parcel L-379 by Mc Mahon.**

Doug Woelz presented the final plat. Only minor changes were made since preliminary approval which includes adjustment to a couple lot lines and related easements. The Rezoning of the parcel was done with original plat. Travis Runke made a motion to approve as presented. Skip Lee seconded the motion. The motion carried unanimously.

**5. Consideration of Site Plan Review for Multi-family Buildings on Parcel L-276 by Toonen Co.**

Because of a schedule conflict, there was nobody present from Toonen. The review is for 3 new buildings (30 new units) which were part of the PDD amendment approved earlier. Larry Boldt questioned the elevation of the new site. Scott Beining commented that he worked with Toonen on the elevations and noted that the elevation looks high from Quarry Park, but will blend properly with the rest of the site to the south of Quarry Park. We will continue to watch this. Skip Lee asked about the Town's current Multi-family to Single Family ratio. Scott Beining noted that the projected ratio at completion of these 30 units would be about 28:72 which is similar to the ration when we began the discussion 5 year ago. Skip Lee made a motion to approve the plan. Dr. Tibaldo seconded the motion. The motion carried unanimously. Tonya Wagner abstained from voting.

**6. Consideration of Sign Review for DeLeers/M3 on L-277 at 1825 Nimitz Drive by Jones Sign.**

Jim Deleers presented plan for the signs. The monument sign location was adjusted as requested. It now meets setback requirements. All proposed signs meet size regulations. Landscaping will continue, weather dependent. Mike Vande hei made a motion to approve the signs. Travis Runke seconded the motion. Skip Lee abstained from voting. The motion carried unanimously.

**7. Public comments.**

There were no public comments.

**8. Adjourn.**

Dr. Tibaldo made a motion to adjourn the meeting at 6:40pm. Travis Runke seconded the motion. Motion carried unanimously.

*Scott Beining, Zoning Administrator*  
Planning and Zoning Board