

Town of Lawrence
Proceedings of the Planning and Zoning Board Meeting
Wednesday October 18, 2017
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:

Chair: Tonya Wagner, Present

Mike Van Dehei, Present

Secretary: Larry Boldt, Present

Dr. Lanny Tibaldo, Present

Travis Runke, Present

John Krawczyk, Excused

Skip Lee, Present

Brian Peterson, Excused

Staff: Scott Beining, Present

Tara Schmude , Office staff

1. Approve Minutes from August 9, 2017 meeting.

Dr. Lanny Tibaldo made a motion to approve the minutes. Skip Lee seconded the motion. Motion carried unanimously.

2. Consider Site Review for a Commercial Building at 2561 French Rd by Lance Mertens.

Lance Mertens presented details on 55 x 100 Truck Repair Garage. The setback would be 150ft. Masonry & Steel Front. Storm Water Management Plan by McMahon. Meet Ordinance for Front Elevations. Mike asked if there would be any signage. Lance stated not at this time but maybe on glass door. Mike also asked about green space. Scott mentioned the plans show 57% green space which complies with ordinance. Skip made motion to approve with the conditions of the lighting plan meeting the ordinance as well as the front of the building and storm water. Mike seconded the motion. Motion carried unanimously.

3. Consider Site Review for Warehouse Storage Buildings on Parcel L-460 by Mark Whittemore.

Mark presented looking for advice on possible mini warehouse in order to buy property. Tonya requested to see what the wetlands and soil look like for that area. Mark stated it would be 28 units per building and there would be 8 buildings. Property would need to be rezoned to L-1 or B-1 with a Conditional Use Permit which meets comprehensive plan for future zoning. Motion by Mike that as presented, they would deny plan for warehouses on L-460. Skip seconded motion to deny. Motion carried unanimously.

4. Consider Request to Rezone Parcel L-460 from A-1 Agricultural Zone to L-1 Limited Industrial Zone by Mark Whittemore

No action for rezoning.

5. Consider Conditional Use Permit for Business Expansion on Parcel L-432-1, 2102 Mid Valley Drive for Nanette Albrent

Conditional Use Permit Business Expansion presenting Nanette and Jack. Currently, the property is zoned B-1 Non-conforming. They would be adding a building on and over existing garage. It needs to be 15ft off the property line. Skip Lee made a motion to approve the Conditional Use Permit for the review process. Travis seconded the motion. Motion carried.

6. TIF Update/Zoning Administrator Report

TIF Update presented by Scott.

7. Consider Date and Time of November P/Z meeting(s)

Tonya motioned to schedule next meeting for Nov. 15, 2017. Skip Lee seconded motion. Motion carried.

8. Public comments

Travis mentioned that the asphalt pad for Precision Cut Stone for semi-trucks to turn around in is not there. Mike mentioned looking at the ordinance for accessory buildings.

9. Adjourned at 7:45pm

Tonya Wagner made a motion to adjourn the meeting. Skip Lee seconded the motion. The motion carried.

Respectfully submitted by:
Larry Boldt, Secretary