

MADISON CITY PLAN COMMISSION

Minutes

April 10, 2023

The Madison City Plan Commission held a regular meeting on Monday, April 10, 2023 at 5:30 p.m. in City Hall. The meeting was called to order by Patrick Thevenow, Vice President, with the following additional board members present: Mike Armstrong, Van Crafton, Rick Farris, Zac Laughlin, and Jerry Ralston. Also present: Devon Sharpe, Attorney; and Joe Patterson, Secretary/Associate Planner. Absent: Josh Wilber, President; Karl Eaglin, Board Member; and Nicole Schell, Director of Planning.

Minutes:

There were no corrections or additions to the March 13, 2023 meeting minutes – J. Ralston made motion to approve the March 2023 minutes as written – seconded by M. Armstrong – Unanimous Consent Vote – all ayes – Final vote is six (6) in favor and none against.

March 13, 2023 Minutes approved in accordance with motion and vote.

New Applications:

- **PCRZ-23-1:** ATA Boy LLC – Application to Amend the Official Zoning Map. Applicant plans to construct a gasoline service station with convenience store and drive-through restaurant on the property and is seeking to change the zoning classification from Light Manufacturing (M-1) to General Business (GB).

Location: 3910 N Michigan Rd

Zoned: Light Manufacturing (M-1)

Jim Bertram – Hrezo Engineering – Representing the applicants on their behalf and gave a brief summary of the applicants applying for and receiving a Conditional Use Permit for this business; however, after additional consideration thought it would be best to seek to rezone the property to allow the planned use under a General Business classification.

There was some brief discussion between the Board and Staff regarding the zoning in the area and how this use and rezoning would fit in with the neighborhood.

No further questions or comments from the Board. No comments from the public.

Z. Laughlin made motion to favorably recommend the application as submitted to City Council – seconded by J. Ralston – Roll Call Vote – Final Vote is six (6) in favor and zero (0) against – Motion carries.

Application forwarded to City Council with a favorable recommendation in accordance with motion and vote.

- **SDFP-23-1:** De'Caris Logan – Request for Subdivision Final Plat. Applicant is seeking Final Plat approval for the Clifty Woods Subdivision consisting of six (6) lots on approximately 1.503 acres adjacent to Heart of Madison Habitat for Humanity Pinehurst Subdivision on a cul-de-sac to be installed at the end of Beech Grove Ave.

Location: 1001+ and 1002+ Beech Grove

Zoned: Medium Density Residential (R-8)

Steve Marcell – Jacobi, Toombs, & Lanz Engineering – Representing the applicant for this application. All construction plans have been reviewed and approved and the submitted plat meets all the requirements.

No further questions or comments from the Board. No comments from the public.

V. Crafton made motion to approve the application as submitted – seconded by Z. Laughlin – Roll Call Vote – Final Vote is six (6) in favor and zero (0) against – Motion carries.

Application approved in accordance with motion and vote.

New Business:

- **Resolution 2023-1:** City of Madison – Resolution of the City of Madison Plan Commission approving certain amendments to a declaratory resolution approved and adopted by the City of Madison Redevelopment Commission

P. Thevenow noted that the City had requested to table this discussion as other items relating to this were being reviewed further.

P. Thevenow made motion to table the Resolution until the next regular scheduled meeting – seconded by J. Ralston – Unanimous Consent Vote – Final Vote is six (6) in favor and zero (0) against – Motion carries.

Resolution tabled in accordance with motion and vote.

P. Thevenow noted that the County had filled their appointments to the Plan Commission and to welcome Rick Farris and Zac Laughlin to the Board.

No further business brought before the board.

V. Crafton made the motion to adjourn – seconded by J. Ralston – Unanimous Consent Vote – Motion carries.

Meeting adjourned at 5:39 p.m.

BY ORDER OF THE MADISON CITY PLAN COMMISSION

P. Thevenow, Vice President

Joe Patterson, Secretary/Associate Planner