

Planning Commission Minutes  
Regular Meeting – September 11th, 2014  
Peculiar City Hall, Council Chambers @ 7:00pm

**Present:** Chairman Mr. Roger Dougherty, Mr. Jim Antonides, Mr. Tim Conway, Mr. Neill Cox, Mr. Matt Hammack, Mrs. Kimberly Mallinson, Mayor Holly Stark and City Planner Clifford McDonald

1. Chairman Dougherty called the meeting to order at 7:00 p.m.
2. Chairman Dougherty asked all to stand for the “Pledge of Allegiance”

3. Roll Call of Members:

<b>Commissioner Antonides</b>	<b>Aye</b>
<b>Commissioner Conway</b>	<b>Aye</b>
<b>Commissioner Cox</b>	<b>Aye</b>
<b>Commissioner Dougherty</b>	<b>Aye</b>
<b>Commissioner Hammack</b>	<b>Aye</b>
<b>Commissioner Mallinson</b>	<b>Aye</b>
<b>Mayor Stark</b>	<b>Aye</b>

4. Consideration of the Minutes August 13<sup>th</sup>, 2014. Mr. Dougherty asked if there were any corrections or additions to the minutes; none were presented. Chairman Dougherty asked for a Motion to accept the minutes as presented. Motion Made, Seconded & Passed (MMSP) (Mr. Conway, 2<sup>nd</sup> by Mayor Stark) to accept the Minutes as presented.

5. Consideration of the Agenda: Agenda was reviewed; Mr. McDonald stated there were no changes or amendments to the Agenda. Motion Made, Seconded & Passed (MMSP) to accept the Agenda as presented. (Mr. Hammack, 2<sup>nd</sup> by Mr. Antonides).

6. New Business: - NONE

7. Old Business: DISCUSSION OF AMENDING LAND-DISTURBANCE PERMIT REQUIREMENTS (CURRENTLY CHAPTER 500).

Mr. McDonald reviewed the list of proposed changes to Chapter 500: General Provisions which provides the requirements for a Land Disturbance Permit in ARTICLE IV. To track the progress of the amendments, he drafted a “Status” sheet which lists changes needed and provides their status as Complete or Incomplete. He reviewed the completed items with the Commission and asked if there were any questions. Mr. Antonides questioned the definition of “Stream Buffer” which is defined in another Section of the Ordinance; Mayor Stark traced it thru Sullivan’s On-line query (Section 400.1600), however a Cross-reference needs to be listed. Review comments from the Commission recommended the Permit Fees be added to the City’s “Fee Schedule” (approved by the BOA) for both Large & Small Permits.

Also inconsistency in the Definitions was identified, in that the “Arcanum” was not always listed above its definition – the Commission believed this is the clearest way to present the Definitions. Additionally, clarification is needed to identify the approval/acceptance authority upon completion – either the City Engineer and/or Inspector. Carrie Robinson addressed the Commission and urged them to pursue due diligence in re-writing the Land Disturbance Permit as it is both hopelessly outdated and is so critically important to developers. She recommended following Missouri State permitting and to pay heed to Bonding requirements for installation and maintenance of erosion control measures.

8. Commissioner’s Comments: Chairman Dougherty asked if the Commissioners had any comments; none were presented.

9. Next Meeting Date: Scheduled for Wednesday October 8th, 2014.

10. There was no further business; Chairman Dougherty called for a motion to adjourn. Mayor Stark motioned to adjourn, seconded by Commissioner Antonides, MMSP; Meeting adjourned at 8:05 pm. Minutes were taken and prepared by Mr. Clifford McDonald, City Planner.