

CITY OF GILLETTE PLANNING COMMISSION
MINUTES OF THE REGULAR MEETING
City Council Chambers ~ City Hall
October 25, 2016 ~ 7:00 p.m.

PRESENT

Commission Members Present: Vice-Chair Jennifer Thomas, Bill Ellingson, Brenda Green, Jim Nielsen, Cindy Reardon, and Todd Mattson.

Commission Members Absent: Chairman Clark Sanders

Staff Present: Mike Cole, Planning Manager; Natalie Buchwald, Planner; and Jill McCarty, Administrative Assistant.

CALL TO ORDER

Vice-Chair Jennifer Thomas called the meeting to order at 7:00 p.m.

APPROVAL OF THE MINUTES

A motion was made by Todd Mattson and seconded by Jim Nielson to approve the Pre-Meeting Workshop and Regular Meeting Minutes of the City Planning Commission Meeting of October 11, 2016. Motion carried 6/0.

16.041SFPM-FINAL
PLAT-MINOR-Lots 1A
& 1B, Block 10, Rolling
Hills Subdivision

Natalie Buchwald presented Case No. 16.041SFPM. West Properties, LLC (the applicant) is requesting approval of a Final Plat with the intent of incorporating portions of the vacated Elon Ave right-of-way and the vacated sewer right-of-way into the existing Lot 1, Block 10, Rolling Hills Subdivision and subsequently splitting the existing lot into two (2) separate lots in the C-1, General Commercial Zoning District.

Located directly west and adjacent to the existing Lot 1, Block 10, Rolling Hills Subdivision is a portion of unimproved public right-of-way know as Elon Avenue that is being considered separately for vacation. Also, located directly south and adjacent to the existing Lot 1, Block 10, Rolling Hills Subdivision is a portion of sewer right-of-way that is also being considered separately for vacation. If the vacation request is approved, the applicant will absorb these portions of vacated right-of-way into the existing Lot 1, Block 10 of the Rolling Hills Subdivision while subsequently splitting the existing lot into two (2) separate lots for ownership and commercial development purposes.

The newly created lots will be zoned C-1, General Commercial District. The existing buildings located on the newly created lots will meet building set-back requirements after the subdivision is recorded.

Vice-Chair Thomas asked if there were any questions. There were none.

Bill Ellingson made a motion to approve said case. Cindy Reardon seconded the motion. Motion carried 6/0.

OLD BUSINESS

None

NEW BUSINESS

Mike Cole reported there will not be a meeting on November 8, 2016, and there will be two cases at the November 22, 2016, meeting.

ADJOURNMENT

The meeting adjourned at 7:11 p.m.

Minutes taken and prepared by Jill McCarty, Administrative Assistant.