

The COMMUNITY DEVELOPMENT COMMITTEE held a Meeting on MONDAY, NOVEMBER 14TH, 2022 beginning at 6:02 P.M.

CD PRESENT: Chair Callahan, Mitchell, Schneider, Lipian and Oswald

FINANCE PRESENT: Chair Stewart, Tollett, Cerra, Davis, Schneider

OTHER COUNCIL MEMBERS: Simmons, Corbin

OTHERS PRESENT: Mayor Whitfield, Law Dir Deery, Safety Svc Dir Brubaker, Asst Dir Calvert, Asst Dir Williams, Fin Dir Pileski, Asst Fin Dir Farrell, Engineer McKillips, Lise Day, Chief Pelko, Building Official Farkas

1. Approval of the CD Meeting Minutes ~ October 24th, 2022.

Motion made by Mr. Oswald, second by Mr. Schneider to approve the ‘said’ committee meeting minutes.

2. The matter of accepting the dedication of certain lands, easements and right-of-way as provided in the Final Plat of Harvest Meadows Subdivision Phase 2.

Referred By: Jeffrey Rutushin, K Hovnanian

** Note: This matter was passed by Planning Commission on November 1st, with condition that construction permits over 115 lots in phases 1 and 2 combined, will require engineering approval.*

Jeff Rutushin, Land Development Developer with K Hovnanian. He is here to present Harvest Meadows Phase 2 plat approval. It consists of 62 lots which consist of infrastructure improvements for sanitary, water, sewer, earthwork and roads. They are 95 percent done with the construction of this phase of improvements and they will be installing gas and electric next. They are now looking to start the process for the final plat approval. They are building one and two story single family homes ranging in square footage from 1,300 sq ft to 2,400. They will be a new National Line product.

Mr. Oswald asked if the issues have been worked out?

Mr. Rutushin said that had some issues when they were getting everything started with the first phase and they’ve gotten thru the construction on the second phase and the traffic for the second phase is dying down. There is one entrance in and out of the community and it does get hectic when they start building. They’ve pretty much addressed everything out there.

Building Official Farkas said that this particular subdivision is in the next phase and had one contingency discussed during the Planning Commission Meeting, which was the limit of homes permitted due to the current lift station capacity, it is currently maxed out.

Dir Deery said she spoke to Engineer McKillips and stated that when legislation is drafted, they would need confirmation that the conditions have been met in order to accept the dedication and once it’s accepted that they are good to go.

Engineer McKillips said that it is good to go.

Mr. Oswald moved and Mrs. Mitchell seconded to recommend an ordinance to authorize the ‘said’ Final Plat.

MOTION MADE COMMITTEE REPORT WRITTEN

Chair Stewart to called The Finance Committee to order and the JOINT Meeting of Community Development with Finance began at 6:10 P.M.

**Motion to Adjourn The Community Development portion of this evening's meetings was made by Mr. Lipian and seconded by Mrs. Mitchell and the Meeting ended at 6:20 P.M.
MOTION CARRIED**

Finance Committee Continued on with their meeting.

Respectfully Submitted by,

Colleen Rosado, Secretary to Council/Administrative Assistant

CMR/