Minutes

Elwood Town Planning Commission Work Meeting

Tuesday, December 20, 2022

The Board of the Planning Commission of Elwood Town met at the Elwood Town Hall at 7:00 pm, on Tuesday, December 20, 2022.

Present: William Call, Dakota Nelson, Curtis Crouch, Phil Shimek, Quinn Hamson

Others Present: Shane Taggart(Town Engineer), Scott Goodliffe(Town Council Rep), Stevi Sherman(General Plan Committee), Britton Hayden(General Plan Committee).

Commissioner Call conducted the meeting, by welcoming everyone to the meeting.

# Commission Business

* Action Item A: Commissioners reviewed the minutes for November 1, 2022 and November 15, 2022. Commissioner Shimek approved the minutes, Commissioner Couch seconded it, all in favor, motion passed.

# Work Meeting

* Discussion Item A: Discussion after the town council meeting. Commissioners agreed that the zoning map is still not accurate. Commissioner Shimek pointed out that the zoning designation needs to say ‘residential’ not R1-20 or R1-40. Shane Taggart, town engineer, stated that his office would get that change made and the table with changes to the map from 2015 forward created. The commissioners also discussed that the town council conclusion was that the General Plan Land Use Map and the General Plan needs to be completed before any rezoning should be attempted. It was stated that having a General Plan Land Use Map gives the planning commission a few powers. When developers come to the town then the planning commission and the town engineer can refer to the General Plan Land Use Map and communicate if their idea fits within the Elwood Town future plan. This can help provide direction. A developer can still ask for changes but this helps the town communicate their plan.
* Discussion Item B: Zoning Discussion with Samuel Heiner, Zoning Administrator. Samuel Heiner was not in attendance tonight, so Shane Taggart spoke in his place. The commissioners reviewed the recommendation made by Amy Hugie, town attorney, at the December 6th meeting to take rezone attempts in segments, starting with Commercial because we want to direct what kind of Commercial goes in what location. The general plan committee was discussed and members of the committee expressed the desire to meet January 4th at 7 pm at Elwood Town Hall to get the review process going. Britton Hayden and Stevi Sherman discussed the main components of a General Plan as discussed in the training videos they have been reviewing: Transportation, Land Use and Housing. Stevi Sherman pointed out that the General Plan could be organized in a way that a person is not having to review multiple sections of the general plan to get complete understanding. Scott Goodliffe was asked to provide the scope of work for the grant that Elwood Town was granted, and he stated he would send it to Karolina Munns, Planning Commission Secretary. Karolina will then forward it via email to General Plan Committee Members.
* The meeting was adjourned at 7:36 pm.