



**MEETING MINUTES**  
**Planning Commission**  
**April 12, 2022**  
**6:30 p.m. In-Person and Zoom Meeting**

Commissioners Present: Todd Dixon, Sean Ives, Mike Frey, Lamar Matthews (Zoom), Paul Yingling (Zoom)

Commissioners Absent:

Ex Officio Member: Jane Newberry

Board of Trustees Liaison:

GMF Staff: Nate Scott (Town Clerk/Treasurer/Planner)

Agenda Item	Motion/Discussion	M/S	TD	SI	LM	PY	MF
1. CALL TO ORDER / ROLL CALL	Meeting called to order at 6:32pm						
2. AUDIO CHECK	Audio is good for Zoom participants.						
3. ADDITIONS, DELETIONS, & CORRECTIONS TO THE AGENDA	No changes. Motion to approve agenda passed unanimously.	PY/LM	A	A	A	A	A
4. APPROVAL OF MINUTES a. March 8, 2022, Regular Meeting Minutes b. March 10, 2022, Special Meeting Minutes	No changes. Motion to approve minutes from both meetings as presented passed unanimously.	LM/PY	A	A	A	A	A
NEW BUSINESS							
5. Application 20220329 – 11145 and 11155 Falls Ave – Vacation of Lot Line	TCT Scott gave a summary about the process to create the structure for this application for an Administrative Vacation. Mr. Frey gave a summary of the ownership/quit claim deed situation. Mr. Frey left the room at 6:42 to allow for discussion.  Motion to approve application passed unanimously.	LM/PY	A	A	A	A	Abstain

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<p>6. Application 20220223 – 6796 Pine St - Architectural and Zoning Application for Single Family Home Addition and ROW Easement Request</p>	<p>TCT Scott gave a summary about this application, including front/side consideration, nonconformity of the current deck, etc. Explained the process about the easement request for the entry portico. Discussion ensued about how the easement would affect the ROW moving forward.</p> <p>Motion to approve the architectural and zoning application and recommend easement approval to the Board.</p>	<p>PY/SI</p>	<p>A</p>	<p>A</p>	<p>A</p>	<p>A</p>	<p>A</p>
<p>7. Application 20220405 – 11120 Pueblo Ave – New Deck</p>	<p>TCT Scott gave a summary about the project. Mr. Yingling turned zoom audio off to allow for discussion at 7:27 p.m.</p> <p>No further discussion. Motion to approve the application as presented.</p>	<p>LM/SI</p>	<p>A</p>	<p>A</p>	<p>A</p>	<p>Abstain</p>	<p>A</p>
<p>OLD BUSINESS</p>							
<p>8. Code Rewrite Updates and Next Steps</p>	<p>TCT Scott explained what we have received so far and that there is a grant deadline of June 30, 2022. In order to close out grant, there must be Board adoption of new code, so we may need another extension for this. Discussion ensued about logistics and timeline. Consensus that we should ask for an extension. Next step is a work session on April 25 to review Installment 1. TCT Scott will send the doc to all for comments by April 20.</p>						
<p>9. OTHER BUSINESS</p>	<p>No other business.</p>						
<p>10. ADJOURNMENT</p>	<p>Meeting adjourned at 7:52 p.m.</p>						