

**Planning Commission Minutes
December 1, 2010**

The Planning Commission convened in Council Chambers at 7:00 to consider the matter of a land development for a dental office at 411 Broad Street. Present were Lynn Smith, Chris Reed, Tony Salvatori, and Don King.

Representing the petitioner was Tim Wertz. He explained the project and had the proper plans and letters to speed the process. County had one question on the project and that involved there being a 3 1/2 foot setback in the Downtown Area. We felt this was not a problem and that the overall improvement of the site made this point mute.

There was a question on the parking lot, which will have 16 total spaces including handicapped...that being if repaving is done in the future; an attempt should be made to dispose of water on site rather than allow it to run to the alley and into a storm drain there. This would help to prevent ice from building on the alley.

There was a question on the height of the fence adjoining the Losch Property. That will be determined in discussions with the office. There will be vegetation surrounding the building and within the parking lot to the rear that will enhance this very nice design.

The Planning Commission recommended approval to the council with a note on the plan concerning the storm water and a correction to spelling on that plan.

Respectfully submitted,

Don King, Chairman