

**PLANNING COMMISSION
CITY OF AVON
REGULAR MEETING AGENDA OF MARCH 15, 2023
7:00 P.M.**

PUBLIC HEARINGS

Nagel Crossing; Special Use Permit; PL20230007

Request to recommend to City Council to create a Special Use Permit for Nagel Crossing for three buildings with outdoor seating and drive throughs at the northeast corner of Nagel Road and Just Imagine Drive.

ROLL CALL

Bill Fitch
Bryan Jensen, Mayor
Jim Malloy
Scott Radcliffe
Carolyn Witherspoon, Chair

Jill Clements, Zoning Enforcement Officer
Ryan Cummins, City Engineer
Pam Fechter, Econ. Dev./Planning Coordinator
John Gasior, Law Director
Duane Streater, Safety Director
Nicole Rambo-Ackerman, Planning Clerk

REVIEW & CORRECTION OF MINUTES

Motion to dispense with the reading of the minutes of the regular meeting held on February 15, 2023, and to approve the minutes as published.

REPORTS & CORRESPONDENCE

ADDITIONS & DELETIONS

Motion to add or delete items from the agenda.
Motion to approve the amended agenda.

OLD BUSINESS

1. Referral to Council; Amend Planning and Zoning Code

Amend the Planning and Zoning Code, General Offenses Code and any other pertinent sections related to livestock requirements. Public hearing was held November 16, 2022.

Motion to recommend approval.

NEW BUSINESS

2. R.E. Jacobs Group; Amend General Development Plan; PL20230005

Request to amend the general development plan for the R.E. Jacobs Group to include Nagel Crossing at the northeast corner of Nagel Road and Just Imagine Drive.

Motion to suspend the rules.
Motion to approve.

3. Nagel Crossing; Final Development Plan; PL20230003

Request to approve the final development plan for Nagel Crossing to construct three buildings, including a 2,554 sq. ft. Starbucks with outdoor patio with seating and drive through, a 7,164 sq. ft. multi-tenant retail building with outdoor patio with seating and drive through and a 6,784 sq. ft. multi-tenant retail building with outdoor patio with seating and drive through, parking and utilities, at the northeast corner of Nagel Road and Just Imagine Drive

Motion to suspend the rules.
Motion to approve.

4. Nagel Crossing; Special Use Permit; PL20230007

Request to recommend to City Council to create a Special Use Permit for Nagel Crossing for three buildings with outdoor seating and drive throughs at the northeast corner of Nagel Road and Just Imagine Drive.

Motion to suspend the rules.
Motion to recommend approval.

5. Nagel Crossing; Lot Split; PL20230004

Request to split the 5.0235-acre parcel ending in -126 to create 2.2271-acre and 2.7964-acre parcels at the northeast corner of Nagel Road and Just Imagine Drive.

Motion to suspend the rules.
Motion to approve.

6. Concord Village Phase 3; Amend Final Development Plan; PL20230006

Request to amend the final development plan for Concord Village to create 41 units in Phase 3 on the north side of Chester Road. The final development plan showing 72 units was previously approved on August 17, 2022.

Motion to suspend the rules.
Motion to approve.

COMMENTS

ADJOURN