

Planning Board
Village of Dexter
Special Meeting
December 12, 2022

Minutes

Quorum: Yes

Meeting called to order at 6:30 PM by Chairman Stephanie Ferguson

Members present: Stephanie Ferguson, Deborah Harmann, Tammy Hanson, Charlene Mannigan, Brian Moore

Also present: Don Converse; applicant, William Reeves

Absent: Todd Reinhardt, Carol Oliver

Privilege of the Floor: None

Motion Charlene Mannigan 2nd Brian Moore to approve the minutes from the November 14, 2022 special meeting.

Ayes: 5 Stephanie Ferguson, Deborah Harmann, Tammy Hanson, Charlene Mannigan, Brian Moore

Nays: 0

Motion Charlene Mannigan 2nd Brian Moore at 6:31pm to open the public hearing for a minor three lot subdivision application for Grant Street, parcel 72.51-1-1.11.

Ayes: 5 Stephanie Ferguson, Deborah Harmann, Tammy Hanson, Charlene Mannigan, Brian Moore

Nays: 0

Looking to separate two lots off of the main parcel. The parent parcel of land is situated behind the homes on the west (left-hand) side of grant street. Could be further developed. Has two direct access points onto Grant Street. Lot marked "A", sits behind residential lots on the east (right-hand) side of Grant St. Lot marked "B", sits at the north end of Grant Street to the east, (right-hand side). Has direct access from Grant Street. Maps available to view.

Bill Reives:

Are the Price's planning to build on lot "A" to which they are interested in?

Don Converse:

Lot "A" sits behind Price's residential lot, has direct access to Grant Street. It could or would make a great lot for a potential developer. Butt's up to River Rat Properties vacant land (trailer park). Don himself doesn't want to build on this lot, likes the way the Grant Street development layout is as it sits. The Price's don't want anyone behind them. Selling to Corey and Rachel Price because he believes that they will do right by the development and its residents as to keep the lot vacant. Not to say that in 10-20 years they couldn't sell it to someone who would further develop the land. Glad Village has an ordinance that prevents solar farms from moving in. Will be holding on to the remaining two parcels at this time. May eventually put a home on the 6-acre lot "B".

Board:

How many vacant building lots remain along Grant St?

Don Converse:

Four more lots remain on the west/left-hand side. May begin building on these lots next year.

Motion Deborah Harmann 2nd Charlene Mannigan at 6:46pm to close the public hearing on the Grant Street Subdivision.

Ayes: 5 Stephanie Ferguson, Deborah Harmann, Tammy Hanson, Charlene Mannigan, Brian Moore

Nays: 0

Motion Tammy Hanson 2nd Brian Moore to approve the minor three lot subdivision application submitted by Don Converse for Grant Street, parcel 72.51-1-1.11.

Ayes: 5 Stephanie Ferguson, Deborah Harmann, Tammy Hanson, Charlene Mannigan, Brian Moore

Nays: 0

Chairman Ferguson signed the subdivision maps. Don Converse given five maps; one map kept for the Village files. Subdivision map to be filed with Jefferson County Clerk's office within 62 days or the subdivision becomes void.

There will be no January meeting unless business arises.

Motion Charlene Mannigan 2nd Deborah Harmann to close meeting.

Ayes: 5 Stephanie Ferguson, Deborah Harmann, Tammy Hanson, Charlene Mannigan, Brian Moore

Nays: 0

Meeting adjourned at 6:55pm.

Respectfully submitted, Danielle Queior