



LAND SUBDIVISION COMMITTEE MEETING MINUTES
March 3, 2016

ATTENDANCE

Land Subdivision Committee Members	Staff
Gregg Humphrey, Chairman	Joe Zeibert
T.J. Heavisides	Peter Jordet
Mike Johnson	Norm Sims
John Harris	
Elliot McKinley	Others
Brad Bixby	Pete Wagner
Brian Wright	
Lori Williams	
Trustin Harrison	
Lauren Gibson	

· **CALL TO ORDER**

Gregg Humphrey called the meeting to order at 1:30 PM.

· **MINUTES OF MEETING**

Gregg Humphrey asked if there were any changes or corrections to the February 4, 2016 Land Subdivision Committee meeting minutes. Humphrey said hearing none, the meeting minutes would stand as approved.

· **ACTION ITEMS**

See attached

· **UNFINISHED BUSINESS AND NEW BUSINESS**

There was no unfinished business. There was no new business.

· **ADJOURNMENT**

Brian Wright made a motion, seconded by Lori Williams, to adjourn the meeting. The meeting adjourned at 1:34 PM.

**SPRINGFIELD-SANGAMON COUNTY REGIONAL PLANNING COMMISSION
MINUTES OF THE SUBDIVISION COMMITTEE MEETING**

FILE NO. 2015-10

CENSUS TRACT # 27

NAME OF SUBDIVISION: Redivision of Lot 13A of a Redivision of Lots 12, 13, 14 & 15 –
Park South Subdivision 1st Addition– Preliminary Plan

JURISDICTION: City of Springfield

DATE OF MEETING: March 3, 2016

OWNER: P&P Acquisitions LLC
ATTN: Parham Parastaran

ENGINEER: Fuhrmann Engineering

DESCRIPTION: Preliminary Plan – Pt. SW ¼, Sec. 10, T15N R5W – Corner of
Linton Avenue & Professional Drive

1 **Acre** 2 **Lots**

MOTION TO RECOMMEND: Approve, Subject to;

BY: T.J. Heavisides

2ND BY: Mike Johnson

VOTE: Unanimous

Pete Wagner, Fuhrmann Engineering, presented the preliminary plan.

Joe Zeibert, Regional Planning Commission, said the size of the existing water main to the Car-X building shall be shown. He said fire hydrants across Linton Avenue shall be shown. Zeibert stated the “collector” label shall be removed from Professional Drive. He asked if the green utility box on the west side of the property will interfere with access to Professional Drive. Wagner said the box will not interfere as it is south of the property line. Wagner said the box is shown on the plan. Zeibert said preliminary covenants will be required for maintenance of the private storm sewer.

T.J. Heavisides, Office of Public Works, said the survey datum used shall be identified. He stated the proposed access easement for access to Linton Avenue shall be shown.

Lori Williams, City Traffic Engineer, said the title shall include "Preliminary Plan". She said all dimensions are not legible as some of them overlap. She said right-of-ways for the street system are stated on the plan but not shown on the opposing side of the street. Williams stated the access drive to Professional Drive is satisfactory.

T.J. Heavisides made a motion to approve the preliminary plan, subject to;

1. Show the size of the existing water main to the Car-X building;
2. Show fire hydrants across Linton Avenue;
3. Provide preliminary covenants for the maintenance of the private storm sewer;
4. Remove "collector" from Professional Drive;
5. Include "Preliminary Plan for..." in the title of the plan;
6. All dimensions are legible;
7. Identifying all right-of-way widths for Linton Avenue and Professional Drive in the area of the subdivision;
8. Identify the survey datum used; and
9. Show the proposed access easement for access to Linton Avenue.

Mike Johnson seconded the motion and the vote to approve was unanimous.