



**LAND SUBDIVISION COMMITTEE MEETING MINUTES  
November 8, 2018**

**ATTENDANCE**

<b>Land Subdivision Committee Members</b>	<b>Staff</b>
Gregg Humphrey, Chairman	Joe Zeibert
Nate Bottom	Ethan Hendricks
T.J. Heavisides	
Mike Johnson	
John Harris	
Chris Richmond	<b>Others</b>
Brad Bixby	Hans Distlehorst
Casey Pratt	John Reynolds
Trustin Harrison	
Valera Yazell	
Ken Springs	

- **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 October 4, 2018 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**

T.J. Heavisides made a motion, seconded by Mike Johnson, to adjourn the meeting. The meeting adjourned at 1:35 PM.

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

**FILE NO.**            1994-17  
**CENSUS TRACT #**    36.04

**NAME OF SUBDIVISION:** Mill Creek Estates – Phase 2, Plat 8 – Final Plat  
**JURISDICTION:** City of Springfield  
**DATE OF MEETING:** November 8, 2018  
**OWNER:** Mill Creek Estates, LLC  
**ENGINEER:** Fred Coombe – Fehr-Graham  
**DESCRIPTION:** Pt. of the NW ¼ of the SW ¼ of Sec. 1, T15N, R6W – Located on the North side of Greenbriar Road, East of West Road Drive and West of Strawberry Lane  
4.88    Acres    12    Lots

**MOTION TO RECOMMEND:** Hold  
**BY:** T.J. Heavisides  
**2<sup>ND</sup> BY:** Valera Yazell  
**VOTE:** Unanimous

T.J. Heavisides made a motion to hold the Final Plat until the next regularly scheduled meeting of the Land Subdivision Committee. Valera Yazell seconded the motion, and the vote was unanimous.

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

**FILE NO.**                    2018-01  
**CENSUS TRACT #**        38.02

**NAME OF SUBDIVISION:**    Kutchma Estates County Minor Subdivision – Final Plat

**JURISDICTION:**            Sangamon County

**DATE OF MEETING:**        November 8, 2018

**OWNER:**                    Cheryl L. Kutchma C/O Mark Marinelli

**ENGINEER:**                Hans Distlehorst – Kuhn & Trello Consulting Engineers, LLC

**DESCRIPTION:**            Pt. of the NW ¼ of the NW ¼ of Sec. 35, T17N, R4W – Located  
on the West side of Barlow Road and North of Rolling Oaks Drive

9.5    **Acres**    2    **Lots**

**MOTION TO RECOMMEND:** Approve, Subject To:

**BY:**                            Trustin Harrison

**2<sup>ND</sup> BY:**                    Casey Pratt

**VOTE:**                        10-1 to Approve, Subject To:

Hans Distlehorst, Kuhn & Trello Consulting Engineers, presented the Final Plat for Kutchma Estates County Minor Subdivision. He opened the floor for comments.

Joe Zeibert, Regional Planning Commission, said general dimension to locate the septic fields shall be provided. He said the Point of Commencement callout in general land legal description shall be corrected.

Casey Pratt, Sangamon County Highway Department, asked if the Township Highway Commissioner's Certificate had been corrected. Distlehorst said it had been corrected.

Gregg Humphrey, Sangamon County Water Reclamation District, said the District objects to development without all utilities in place.

Trustin Harrison made a motion to approve the final plat, subject to:

1. Provide general dimension to locate the septic fields; and
2. Correct the general land legal description.

Casey Pratt seconded the motion, and the vote was 10-1 to approve.

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

**FILE NO.**            1963-02  
**CENSUS TRACT #**    10

**NAME OF SUBDIVISION:** Pasfield Park West – 7<sup>th</sup> Add. – Plat of Easement Vacation  
**JURISDICTION:** City of Springfield  
**DATE OF MEETING:** November 8, 2018  
**OWNER:** MLR Properties, Inc. C/O Levi, Ray and Shoup  
**ENGINEER:** John Raynolds – Raynolds, Higginbotham & Associates  
**DESCRIPTION:** Pt. W1/2, NE ¼, and Pt. W ½, SE ¼, Sec. 31, T16N, R5W –  
Northeast Corner of Mountcastle Rd. and Monroe St.  
0.067    Acres    2    Lots

**MOTION TO RECOMMEND:** Approve, Subject To:  
**BY:** T.J. Heavisides  
**2<sup>ND</sup> BY:** Gregg Humphrey  
**VOTE:** Unanimous

John Raynolds, Raynolds, Higginbotham & Associates, presented the Plat of Easement Vacation. He said it is to eliminate the easement underneath the building on this property. He opened the floor to comments.

Joe Zeibert, Regional Planning Commission, asked if the utilities located in the easement had been relocated. He said a previous comment was to obtain written approval from AT&T. He asked if a new easement has been platted for the relocated utilities. Raynolds said AT&T has everything they needed.

T.J. Heavisides, Office of Public Works, said the plat shall be signed and sealed.

T.J. Heavisides made a motion to approve the plat of easement vacation, subject to:

1. Written Certification that all utilities located in the easement have been relocated, and
2. Sign and Seal the plat.

Gregg Humphrey seconded the motion, and the vote to approve was unanimous.