

CENTERVILLE PLANNING COMMISSION
Work Session Meeting
Tuesday, April 14, 2020

TIME: 6:30 PM

PLACE: via Zoom.com

ATTENDANCE:

Present: Jim Durham, Kevin Von Handorf, Robert Muzechuk, Amy Korenyi-Both, Bill Etson and Donald Stewart. Also present: City Planner Mark Yandrick, Assistant City Planner Joey O'Brien, Municipal Attorney Scott Liberman, Development Director Michael Norton-Smith, Staff Engineer Taylor Schindler, Councilmember Bill Serr, Clerk of Council Teri Davis and Assistant Clerk of Council Donna Fiori.

Also present were Robert Hall and Erika Deady of Oberer Companies for Cornerstone Developers.

Mr. Clark was not present.

Mr. Von Handorf called the meeting to order at 6:30 PM.

Mr. Von Handorf read an opening statement regarding the use of the remote teleconference platform for the meeting, pursuant to Sub. H.B. #197.

Cornerstone Phase V, Final Development Plan

Mr. Yandrick announced the purpose of the meeting was to provide input to the developer for the final phase of Cornerstone North, Phase V. This will be a residential subdivision. This is Planning Commissions opportunity to review the plans, design, and architecture. No formal staff feedback has been provided to applicant regarding the UDO at this time.

Mr. Yandrick introduced Mr. Hall, who described the development plan through a power point presentation. Mr. Hall indicated there will be 37 units (singles and doubles) with front yard setbacks of 30', which presents a challenge as many units have two front yards. Mr. Hall shared an assortment of elevation and color options which will be used to vary the streetscape.

Mr. Yandrick stated this is a residentially planned district with single family attached homes which is consistent with the Preliminary Development Plan.

Commission expressed support of the variation in elevations, architecture and colors. Discussion occurred relating to dormers, meandering of setbacks as well as relocating lots to improve the visual appearance of the streetscape, elimination of particular sidewalks, and side views of units facing a front yard.

Commission expressed the desire to maintain an 8' wide trail instead of a 5' sidewalk along the west side of Bellefast leading to the Brown Rd.

Mr. Von Handorf adjourned the work session at 7:08 PM.



Paul Clark, Chair