

**Harrisville City Planning Commission Meeting**  
**363 W. Independence Blvd**  
**May 12, 2021 – 7:00 p.m.**  
**Conducting: Chair Chad Holbrook**

Commissioners:  
Chad Holbrook, Chair  
Brenda Nelson  
Nathan Averill  
Bill Smith  
Kevin Shakespeare

Staff:  
Jennie Knight, City Recorder  
Matt Robertson, City Engineer

Visitors: Josh Wiscomb, Pat Burns, Lynette Kelley.

**1. Call to Order.**

Chair Holbrook called the meeting to order.

**2. Consent Approval** – of Planning Commission minutes from April 14, 2021.

**MOTION: Commissioner Smith motioned to approve the minutes of Planning Commission meeting from April 14, 2021 as presented. Commissioner Averill seconded the motion. Voting was unanimous.**

**3. Discussion/Action/Recommend – to recommend Final approval of Warren Hollow Subdivision located at approximately 217 East Larsen Lane.**

Chair Holbrook asked if the commissioners had any questions regarding the Engineer's Memo. Commissioner Averill asked if lot 21 is going to be developed. Pat Burns explained the property owner asked for this lot to be included as a finished cul de sac, rather than the initially proposed temporary turn around which would have taken up an entire lot. The property owner may want to develop that lot at a later date. Water and sewer will be stubbed there. He said there is nothing on the memo that cannot be met. Commissioner Averill asked if there is a phasing plan. Pat Burns said there is not. Because this is only 21 lots, they will develop all at once. They are currently struggling to get pipe right now; when the products become available, they are purchasing. The main water was stubbed during the Larsen lane widening project. This worked out for them to develop relatively quickly. Commissioner Averill asked if there should be a four way stop. Pat Burns said they will do what the city requests as far as signs. Commissioner Shakespeare asked if there was only one way in and out. Pat Burns confirmed yes.

**MOTION: Commissioner Averill motioned to recommend Final Approval of Warren Hollow Subdivision locate at approximately 217 East Larsen Lane subject the engineer's memo dated May 6, 2021. Commissioner Smith seconded the motion. All voted aye.**

**4. Commission/Staff Follow-Up.**

Staff reported on House Bill 409 which now requires Planning Commissioners to attend four hours of annual training, and outlined the land use training options. Commissioners gave discussion on whether it would be beneficial for them to train as a commission. Staff will inform commissioners of upcoming training options.

Staff informed commissioners of the work sessions created for the two additional Mixed-Use projects.

**5. Adjourn.**

Chair Holbrook declared the meeting adjourned at 7:18 p.m.