

# CITY OF FRONTENAC



**MINUTES OF THE CITY OF FRONTENAC**  
**PLANNING AND ZONING COMMISSION**  
**REGULAR MEETING**  
**VIA VIDEO-CONFERENCING**  
**MONDAY, APRIL 11, 2022, 6:00 PM**

A. **CALL TO ORDER:** The regular meeting of the Planning and Zoning Commission was called to order at 6:01 p.m. by Mr. Kin Watkins, Chairperson. The meeting was held virtually.

B. **ROLL CALL:** The other members present were:

Kin Watkins  
Elizabeth Hartwig  
Steve Taaffe

Bob Bauer  
Chris Kehr  
Ms. Tompras

Mr. Hyams and Alderperson O'Brien were absent.

Building Consultant, Ellen Rottjakob; Building Commissioner, Jared Reid; City Administrator, Jaysen Christensen; City Attorney, Edward Sluys and City Clerk, Leesa Ross were also in attendance.

C. **CHAIRMAN'S COMMENTS:**

Mr. Watkins made no comments at this time.

D. **COMMENTS BY COMMISSION MEMBERS:**

There were no comments by committee members at this time.

E. **PUBLIC FORUM (PRESENTATION OF REMARKS AND/OR PETITIONS)**

There were no public comments at this time.

F. **ZONING ADMINISTRATOR'S REPORT:**

Mr. Reid made no comments.

G. **UNFINISHED BUSINESS:**

None

## H. NEW BUSINESS:

*The March 29, 2022 Planning & Zoning Commission meeting was noticed as accessible to the public remotely via video and audio conference; however, after the meeting the City was advised that there was an error in the remote access information, which inadvertently prevented certain interested individuals from participating in the meeting. As a result, this second P&Z meeting, scheduled for 6:00 p.m. April 11, 2022, will present the information, accept public comment, and based on any public comments received, will allow the Planning & Zoning Commission to either vote to reaffirm the actions taken on March 29, 2022 or, if appropriate, reconsider the actions taken on the following items that were originally heard at the March 29, 2022 meeting.*

1. **PZ032922-01**: Request approval to amend the Preliminary Development Plan for an 11-lot single-family residential development by Simon Homes for property located at 11411 North Forty Drive.

Mr. Barry Simon presented his proposal to the Planning & Zoning Commission, as presented previously on March 29, 2022.

Mr. Dusty Federko of Westwood thanked the commission for allowing Mr. Simon to present this presentation again. He said he had concerns about the water drainage and storm sewer on the northwest corner of the site. He said after hearing the presentation, he thinks, it is a good plan. His second concern is the landscaping screening. He said he is comfortable with both issues. He thanked everyone for providing him with the information.

Mr. Jack Frison of South Forty Drive was confirming this project was on the North Forty Drive. He said he had a few concerns regarding the Payne Development on South Forty Drive and was advised to contact the City of Frontenac.

Chairperson Watkins asked for a motion to approve the amended preliminary development plan for 11411 North Forty Drive.

**MOTION**: Motion made by Mr. Bauer and was seconded by Ms. Hartwig to approve the amended preliminary development plan for an 11-lot single-family residential development by Simon Homes for property located at 11411 North Forty Drive. All the commissioners present voted “Aye”. The motion was unanimous and passed by a vote of 6-0.

2. **PZ032922-02**: Request approval of a Final Development Plan for an 11-lot single-family residential development by Simon Homes for property located at 11411 North Forty Drive.

Chairperson Watkins asked for a motion to approve the final development plan, which will include the proposed monument sign and temporary construction sign.

**MOTION:** A motion was made by Mr. Bauer and seconded by Ms. Tompras to approve the final development plan for an 11-lot single family residential development by Simon Homes for property located at 11411 North Forty along with approval of the monument sign and the temporary sign. All commissioners presented voted “Aye”. The motion was unanimous and passed by a vote of 6-0.

**J. ANNOUNCEMENT OF NEXT MEETING:**

The next scheduled meeting will be Tuesday, April 26, 2022 at 6:00 p.m.

**K. ADJOURNMENT:**

**MOTION:** A motion was made by Ms. Tompras and a second was made by Mr. Kehr to adjourn the meeting. All Commission members voted “Aye”. The motion passed unanimously.

The meeting adjourned at 6:25 p.m.