

PLANNING BOARD MEETING
Monday, April 14, 2025

Chairman Ed Palandri called the public hearing to order regarding zoning amendment change requested by OVERLAND PROPERTIES located at 9th and Avenue K. Multiple residents voiced concerns and asked questions in favor and opposing the project. The main concern is that the type of housing assistance will be allowed to be utilized to lease these apartments. There are 42 one-bedroom units, and 12 two-bedroom units planned in the development; Several common areas are included in the plan as well as an onsite manager. If this housing is for seniors, who will enforce the age requirements and prevent kids from moving in with grandparents etc. The developers were present to answer all questions. Hearing closed.

Board Chair Ed Palandri called the meeting to order. Roll Call: Present: Ed Palandri, Jay Gundersen, Ray Pauly, Drew Evers, Kathryn Dueling and Tim Podraza are present. Absent: Robert Horan.

Podraza moved to approve the agenda, seconded by Pauly; unanimous approval; Evers moved to approve the consent agenda consisting of building permit listing March 3/17/25 council minutes, 3/10 planning board minutes - seconded by Pauly; unanimously approved.

New Business:

Recommendation regarding the Overland Development request, Gundersen moved to request a legal opinion and the regulations for Section 8 housing and SIRHA. Gundersen moved to have a legal opinion for the next meeting seconded by Podraza; unanimously approved.

Palandri questioned why 10 Roads/Lone Mountain did not have a concrete permit for replacement. Podraza spoke up and stated he had to get a permit for his driveway replacement a few years ago. Request a follow up from the inspector department.

No old business

Gundersen moved to adjourn seconded by Podraza. Adjourn at 8:20 p.m.