



**North Liberty  
Planning  
Commission  
Meeting Information**

**Tuesday, March 7, 2017**

**6:30 PM**

**City Council Chambers**

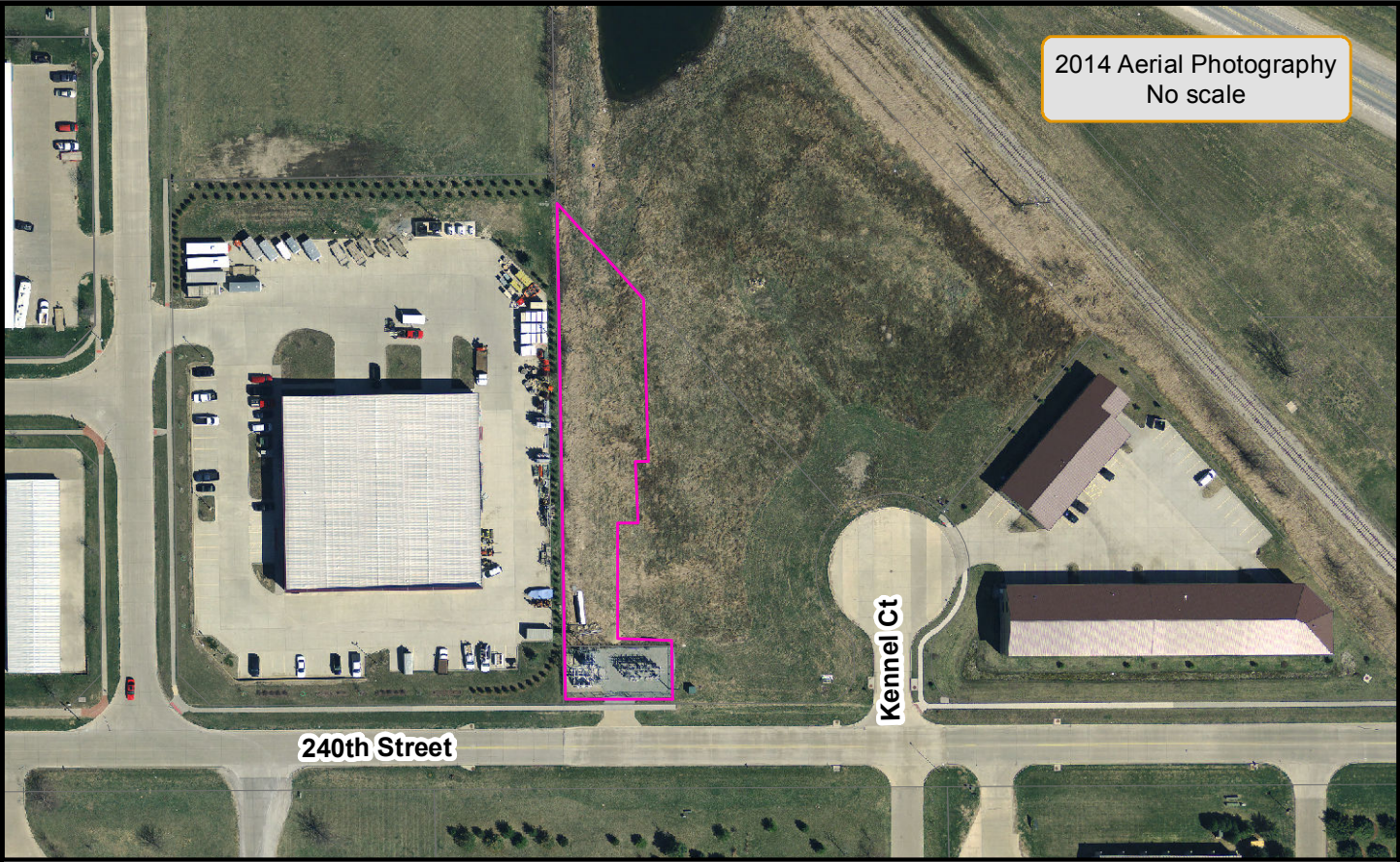
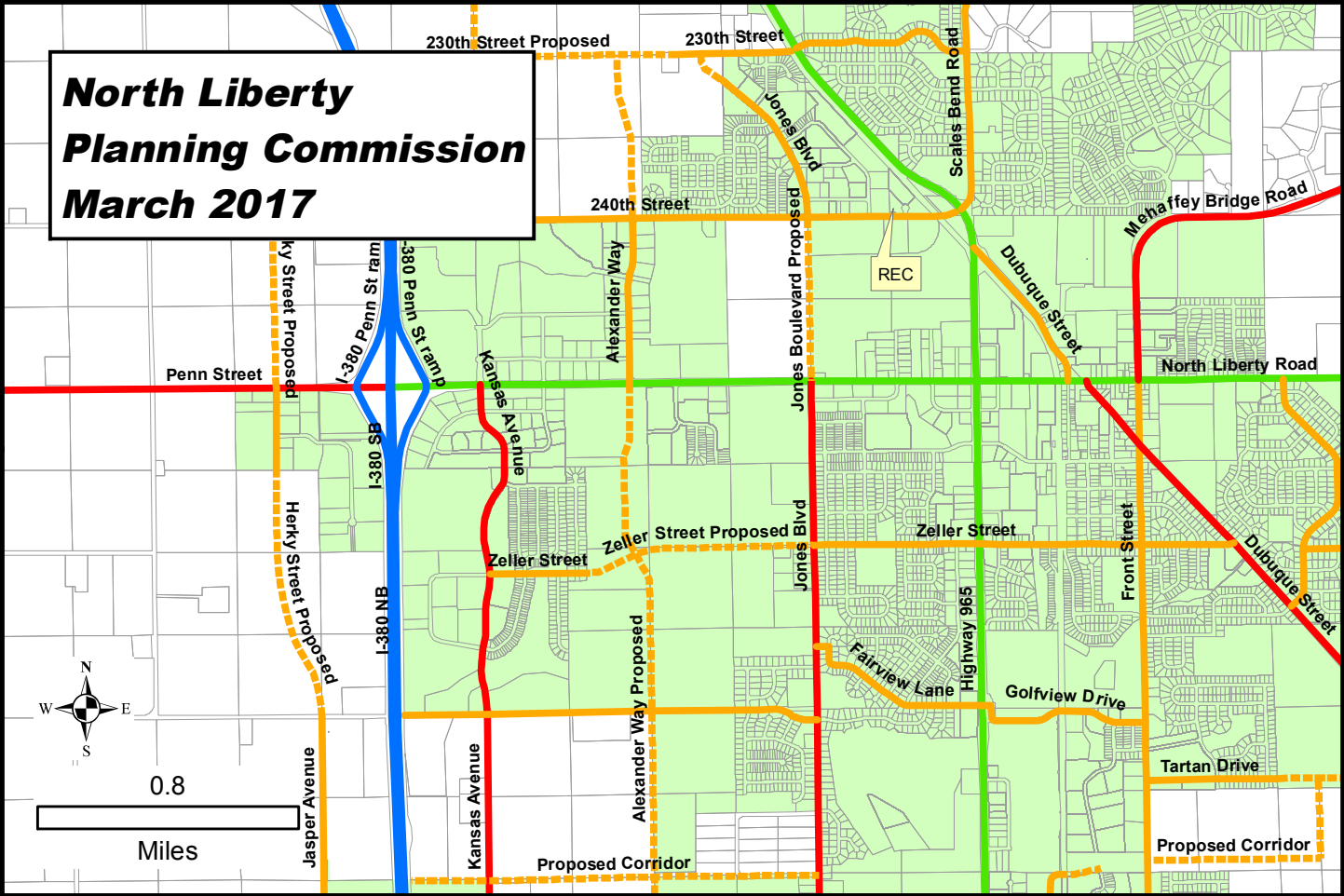
If you would like additional information, larger-scale maps, or other information before the meeting, please contact Dean Wheatley at 626-5747 or at [dwheatley@northlibertyiowa.org](mailto:dwheatley@northlibertyiowa.org)



**NORTH LIBERTY PLANNING COMMISSION  
MEETING NOTICE AND AGENDA  
Tuesday, March 7, 2017, 6:30 PM**

- 1. ROLL CALL**
- 2. AGENDA APPROVAL**
- 3. SITE PLAN:** Request of Linn County REC to approve a site plan for a relocated electrical substation located on 240<sup>th</sup> Street west of Highway 965. (AP 3016-103)
  - a. Staff Presentation
  - b. Applicants Presentation
  - c. Public Comments
  - d. Questions and Comments
  - e. Recommendation to the City Council
- 4. APPROVAL OF PREVIOUS MINUTES**
- 5. OLD BUSINESS**
- 6. NEW BUSINESS**
- 7. ADJOURNMENT**

**North Liberty  
Planning Commission  
March 2017**



REC Site Plan



March 3, 2017

## **Memo**

To: North Liberty Planning Commission  
From: Dean Wheatley, Planning Director  
Subject: Site Plan Approval Request  
(AP 3016-103)

Your North Liberty city staff has reviewed the subject submission, and offer comments presented in this memo. The staff review team includes the following personnel:

Ryan Heiar, City Administrator  
Tracey Mulcahey, Assistant City Administrator  
Tom Palmer, City Building Official  
Scott Peterson, City Attorney  
Kevin Trom, City Engineer  
Dean Wheatley, Planning Director

This request is to approve a site plan for a relocated electrical substation located on 240<sup>th</sup> Street west of Highway 965. The planned relocation would move the substation north, away from 240<sup>th</sup> Street, and would generally make it much less visible from public streets.

The site layout is simple, showing a new fenced area north of the existing site, with a drive and turn-around extending to it from 240<sup>th</sup> Street. Stormwater drainage will be managed through systems developed with the original North Park subdivision, so on-site storage is not required. Landscaping was added to the 240<sup>th</sup> Street frontage to enhance that area at the request of staff, where existing gravel is proposed to be replaced with grass.

This site plan is recommended for approval.