

MINUTES
Versailles Planning Commission Meeting
February 8, 2021

The meeting was called to order at 6:30 p.m. at the Village Hall Community Room, 4 West Main St.

Mayor Jeff A. Subler called the meeting to order.

Mr. Busse called the roll and found the members present were Jeff Beasley, Mike Darnell, Jeff R. Subler, Mayor Jeff A. Subler, and David Subler. Also present was Village Administrator Michael Busse. No other guests were in attendance.

A motion was made by Jeff R. Subler and seconded by Mike Darnell to approve the agenda. A vote followed with all members voting aye.

The minutes from the January 11, 2021 meeting were reviewed. A motion was made by Mike Darnell and seconded by David Subler to approve the minutes as presented. A vote followed with all members voting to approve the minutes.

Mr. Busse informed the Commission that Denlinger Enterprises had notified him on Friday that they were not ready to present revised renderings or proposed covenances to the Commission.

Mr. Busse updated the Commission on his discussions with Jon Heffner about Phase 3 of the Chateau Subdivision. Jon indicated that he is ready to move forward with 7 lots which will connect the existing Chateau Subdivision Phase 2 with Denlinger's project.

Mr. Busse reviewed the draft replat of the old firehouse lots located at the corner of S. Center and East Wood Streets. Mr. Busse discussed the proposed utility easement at the rear of the property as well as the recently discovered encroachment by the existing building onto S. Center Street. This replat will be reviewed at the next Planning Commission meeting.

The proposed dumpster location for the Hotel Versailles was discussed. The Commission members decided by unanimous consent that they did not want to allow the dumpster to be relocated behind the residential properties on the west end of the property.

Mr. Busse then presented the Commission with options for a proposed parking lot informational sign for the Hotel Versailles. Mr. Busse presented the Commission members with an image of the existing informational parking sign on a post. The Commission agreed that a proposed location of the sign in the R/W area should not be considered. The Commission recommended looking at a post mounted sign similar to the existing sign as a possible solution.

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The Commission held a short discussion about the Richard's apartment project located at S. Center and E. Main Streets. Mr. Busse informed the Commission that the owner is renovating the upper floors of the building and a conditional use permit will be required to be obtained to allow the project to proceed. The need for the required amount of parking spaces was discussed. Mr. Busse informed the Commission members that the zoning regulations seem to require 2 parking spaces per residential unit.

The next meeting was scheduled for Monday, March 8, 2021 at 6:30 PM. This meeting will be located at the EMS Conference room 320 Baker Road.

With no additional comments from the Commission members or Village Administrator, a motion to adjourn was made by David Subler and seconded by Mike Darnell. All members voted aye. The meeting was adjourned at 7:23 PM.

Michael L. Busse
Village Administrator