

CITY OF FRANKFORT

City Plan Commission

March 26, 2025

The Frankfort City Plan Commission met at a Regular Meeting on March 26, 2025 at 5:30 PM. The following action was taken:

President Mark Mills was present and called the meeting to order. He led the Pledge of Allegiance. Upon roll call, the following members were present: Mike Nichols, Larry Mosier, Robert “Joe” Stevens, Isac Chavez, Joseph Bookwalter, and Chris Salaba. Staff members present Don Stock (Zoning Administrator), and Miranda Danner (Administrative Assistant).

ELECTION OF OFFICERS: President Mark Mills calls for nominations for the board.

Motion: Mark Mills to remain president.

Motion made by: Mike Nichols **Second:** Isac Chavez

Roll Call:

- Aye- Mark Mills, Mike Nichols, Larry Mosier, Joe Stevens, Isac Chavez, Joseph Bookwalter, and Chris Salaba

Motion: Larry Mosier to remain vice president.

Motion made by: Isac Chavez **Second:** Joseph Bookwalter

Roll Call:

- Aye- Mark Mills, Mike Nichols, Larry Mosier, Joe Stevens, Isac Chavez, Joseph Bookwalter, and Chris Salaba

Motion: Mike Nichols to remain secretary.

Motion made by: Chris Salaba **Second:** Joseph Bookwalter

Roll Call:

- Aye- Mark Mills, Mike Nichols, Larry Mosier, Joe Stevens, Isac Chavez, Joseph Bookwalter, and Chris Salaba

MINUTES: Minutes from the December 11, 2024 special meeting were presented for review.

Motion: Approve minutes as presented.

Motion made by: Joe Stevens **Second:** Larry Mosier

Roll Call:

- Aye- Mark Mills, Mike Nichols, Larry Mosier, Joe Stevens, Isac Chavez, Joseph Bookwalter, and Chris Salaba

NEW BUSINESS: President Mark Mills presents Docket# CPC-2025-01 by the City of Frankfort regarding the integration of the Floodplain Management Regulations into the Unified Development Ordinance. Don Stock approaches the board and provides background on why this is being requested to add to the Unified Development Ordinance. Mike Nichols asks about the process and President Mills provides even further background. Discussion was had regarding mapping and DNR. President Mills asks for clarification on the final page as it references CO-11-15 and wants to make sure this is the city ordinance and not county. He also states that it’s a good idea to adopt and Larry questions if anything has changed. Mr. Stock reiterates that nothing has changed, we are just adding into the UDO. President Mills calls for further discussion. Hearing none, President Mark Mills calls for a motion.

Motion: To favorably recommend CPC-2025-01 to City Council with clarification of ordinance

Motion made by: Mike Nichols **Second:** Joe Stevens

Roll Call:

- Aye- Mark Mills, Mike Nichols, Larry Mosier, Joe Stevens, Isac Chavez, Joseph Bookwalter, Chris Salaba

President Mark Mills presents the 2035 Comprehensive Plan revisions. Don Stock approaches the board and requests the board to table the 2035 Comprehensive Plan. President Mills calls for any further discussion. Hearing none, President Mark Mills calls for a motion.

Motion: To table 2035 Comprehensive Plan until April's meeting

Motion made by: Chris Salaba **Second:** Isac Chavez

Roll Call:

- Aye- Mark Mills, Mike Nichols, Larry Mosier, Joe Stevens, Isac Chavez, Joseph Bookwalter, and Chris Salaba

Don Stock goes over items that could be coming to April's meeting. President Mark Mills calls for any further discussion. Hearing none, he calls for a motion to adjourn. Larry Mosier motions to adjourn Isac Chavez seconds motion. Unanimous voice vote to adjourn. Meeting adjourned.

Minutes summary typed by Miranda Danner.

APPROVED MAY 28, 2025