

**MUNSTER PLAN COMMISSION
REGULAR MEETING MINUTES
D R A F T
TUESDAY, FEBRUARY 24, 2009, 7:30 P.M.
MAIN MEETING ROOM – TOWN HALL**

Call meeting to order - The meeting was called to order at 7:50 p.m. by Mr. Baker, Chairman of the Plan Commission.

<u>Roll call</u> -	<u>Members present:</u> Jill A. Hasiak David B. Nellans John Edington William F. Baker Helen Brown Stuart J. Friedman	<u>Members absent:</u> Roland Raffin	<u>Staff present:</u> Steve Kennedy Ashley Porta
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Approval of Minutes – Mr. Friedman made multiple corrections to the February 10 Special Meeting minutes. Mrs. Brown made a motion to approve the minutes of the February 10, 2009 Special Meeting as amended. The motion was seconded by Mr. Edington and then approved by a 6 to 0 vote.

Developmental Plan Review –

Petition 09-001 - Bob O'Shaughnessy and Jerry Rosko, Munster Parks and Recreation Department, presented the development plan for West Lake Park. Mr. Rosko began by noting the changes from the previous meeting. He stated that the parking lot was moved farther North and a drop off lane was added; he presented a map of the illumination causes by the 12 proposed lights; and he explained that split rail fencing was added on the North and East sides of the park.

Mrs. Brown asked about the cost of the fencing; it is about \$12 per section and will be 3' high with a post on each end and posts across the middle. The consensus of the Plan Commission was that the split rail fence would deteriorate and not prevent anyone from getting into that area; the group decided it was unnecessary at this time. Mrs. Brown noted that a fence could be added at a later date.

With the location of the park in close proximity to a ditch and a railroad, Mrs. Brown asked Mr. Kennedy what the risk is to the Plan Commission and how they could be legally protected. Mr. Kennedy stated that individuals have gotten very creative with their lawsuits but that he doesn't see any problems with the plan as presented. Mr. Edington suggested planting trees in the "fence area" that fill out more and have lower branches. Mr. Nellans asked about the elevation of the railroad tracks; at 4' above grade, he stated that soccer balls are not going to be just rolling onto the tracks. Mr. Baker stated that it is 23.5' from the property line to the tracks.

Mr. Baker asked about the plantings along Family Christian Center and the railroad; they are 6' high. Mr. Nellans and Ms. Brown asked about an irrigation system, noting that there is not an irrigation system in any other park and that it is a park that is going to be used daily. The concern was in the applicability of the Landscaping Ordinance; Mr. Kennedy stated that the Landscaping Ordinance does not apply to parks.

Mr. Rosko stated that there will be drinking fountains in the park that are not shown on the diagram presented. There is currently a drinking fountain by the playground and there will be more; there will also be restrooms and “dog poop bags”. Mr. Baker asked about parking and the ratios that are used in the Parks and Recreation field. Mr. O’Shaughnessy stated that there is currently a parking arrangement with the Family Christian Center that the park and church can use each others lots. The arrangement may have to be changed in the future.

Lighting was also discussed. Mr. Rosko stated that there will only be the 12 poles of security lighting as presented—the fields will not be lit. In comparison, White Oak Park (10 acres compared to 20 in West Lakes Park) only has 2 posts with 2 lights on each post. The lights will be monitored by the Park Department. Mrs. Hasiak made a motion to approve the site plan without the fence, stating that irrigation is not required, and 12 lights will be installed. Mr. Friedman seconded the motion. It was approved by a 6 to 0 vote.

Adjournment – Mr. Nellans made a motion to adjourn; the meeting was adjourned by Mr. Baker at approximately 8:30 p.m.

William F. Baker, Chairman, Munster Plan Commission

Date