

City of Preston
McNeil Property Workshop Meeting
March 21, 2022

Mayor Tyler Sieverding called the meeting to order at 6:00 p.m.

The Pledge of Allegiance was recited by all.

ROLL CALL Present: JT Thomson, Richard Petersen, Adam Reuter. Absent: Matt Gerardy (fire call), Matt Petersen.

OTHERS PRESENT: Marc Ruden, Origin Design; Dave Heiar, JCEA; City Administrator-Teresa Weinschenk.

APPROVAL OF AGENDA: A motion was made to approve the agenda as presented by R. Petersen, Seconded by JT Thomson. Ayes: R. Petersen, Adam Reuter, JT Thomson. Motion carried unanimously.

MCNEIL PROPERTY VISION: Mayor Sieverding opened up the meeting to M. Ruden, Origin Design. Ruden stated in generally takes 60-90 days to go through a subdivision platting. Ruden also reviewed the storm water assessment that was done in 2020/2021 before the property was purchased. At that time two different options were given, both options are running a tube under the highway and to the creek. This is to help get the water away from West Street and the McNeil property. The drainage that is currently on West Street was put in as a temporary solution to be replaced/reworked at a later date. Mayor Sieverding questioned Ruden if the city needs to move forward on the storm sewer. Ruden stated that it is the responsible thing to do. Weinschenk informed the group that a lot of cities are implementing a storm water utility. This would be done by ordinance and there would be a monthly storm water fee. This would help pay for storm water improvements. Heiar explained that there are different fees for residential vs commercial and industrial.

Heiar advised Mayor and Council that there is a developer that is interested in 5 acres of the parcel. It would be the north end of the parcel, not including the approximately 2-acre rectangular piece. There is a letter of intent along with a rough sketch of how the proposed structure would be situated on the property. There was discussion on the remaining parcel and possible development. Heiar mentioned that this could be considered a simple division of property. Heiar is going to review Preston's ordinance to see if this is possible. Ruden stated that this would reduce the platting time to 60 days or less.

Weinschenk stated that Mayor and Council will need to have more discussions/workshops on this subject. Council agrees that Heiar should move forward with the Developer. Heiar stated that he will have a discussion with the Developer to confirm next steps in moving forward. Ruden will contact the IADOT in regards to having an access road off from Highway 64. Platting will not start until we have an agreement.

Mayor Sieverding requested a motion to adjourn. Motion made by JT Thomson. Seconded by A. Reuter. Motion carried unanimously. Meeting adjourned at 7:04 pm.



Mayor Tyler Sieverding

ATTEST:


Teresa Weinschenk, City Clerk/Administrator