

Village of Goodfield  
Combined Planning Commission & Special Board Meeting  
June 27, 2024 @ 6:30p.m. at Goodfield Village Hall

Combined Special Board Meeting & Planning Commission Meeting was called to order by Planning Commission Chairman Mike Carr at 6:30p.m. Planning Commission members present: Mike Carr – Chairman, Roger Mullins, Bruce Martin, Shannon Roth, Josh Kuntz, Duane Freidinger and John Dietrich. Board members present: Hank Melton, Terry Nohl, Todd Perry, Roger Mullins. Trustee Matt Ginder arrived at 6:37p.m.

Motion was made by Melton, seconded by Mullins to allow Trustee Kuebler to attend electronically due to a medical issue. Motion passed with the following roll call vote: Nohl – yes, Perry – yes, Mullins – yes and Melton – yes.

Also present were Village Attorney, Mike Gifford, Clerk Sheri Martin and Greg Crowe with MSA.

Chairman Carr asked for a motion to approve the following minutes:

Combined Planning Commission & Special Board Meeting of 3-11-24

Combined Planning Commission & Special Board Meeting of 4-16-24

Joint Public Hearing of the Planning Commission & Board of Appeals (Steidinger) 5-30-24

Combined Planning Commission & Board of Appeals Meeting of 6-3-24

Motion was made by Kuntz, seconded by Dietrich to approve all minutes. Motion passed with the following roll call vote: Mullins – yes, Kuntz – yes, Freidinger – yes, Martin – yes, Roth – yes and Dietrich – yes.

Chairman Carr then turned the meeting over to Greg Crow with MSA to discuss the Comprehensive Plan. The purpose of the meeting is to finalize and approve the Comprehensive Plan. Draft Plan was presented on April 16, 2024 and was put on the Village website for anyone to view or provide comments. Greg also gave out his email at the April 16<sup>th</sup> meeting. The only comment Greg received was a message from Chance Knapp with VIVO he requested some changes to the future land use outside Village limits. He already has an area between Timberline Road and Belaire Court that already have tentative commercial development and possible Multi Family residential development. Greg changed the future land use map to reflect those changes. Greg also added a picture and verbage from the draft plan community meeting.

The campground was also discussed. Josh Kuntz said the campground is in the Village, not outside. Greg will make that change.

Attorney Gifford asked the meeting where the map was commented on and a lot of changes were made. It looks like the corner of the campground is marked high density residential and the remainder of the campground is marked as park recreation and it also appears a piece by the water plant is high density residential. Mike just wanted to make sure everyone was aware of this because as he recalls that was a very confusing meeting that night. Greg said his recollection was there was a lot of people living there year around. Mike said giving the issues with Steidinger he didn't know if that is what the Village would want. President Melton said Timberline is a campground and will follow the rules of a campground.

Motion was made by Kuntz, seconded by Roth to change the campground that was marked high density back to park recreation. Greg will make that change.

Engineer Yockey questioned the Village Hall office is called Industrial. Greg said the frontage is Business Commercial and the property behind it is Industrial.

Josh Kuntz on Government collaboration. One of the strategies on Goal #3, says pursuing development of Village Police Department. How does that fit if we are going to form our own police department? Greg said it would still fall under intergovernmental. In the Goals and strategies – 70% in plan say ongoing, only a few are defined. Greg said the Comprehensive Plans are usually like this. They are looking ahead 20 years.

Motion was made by Mullins, seconded by Martin to recommend approval of Comprehensive Plan to the Village Board, with the amendments listed below:

1. Change future land use to show area between Timberline Rd and Belaire Court to commercial.
2. Change future land use map and existing land use for the northwest portion of campground changing that back from high density residential to park recreation.
3. Text change of the Agricultural Natural Area showing campground outside of Village limits to show the campground is within the Village limits.

Motion passed with the following roll call vote: Roth – yes, Kuntz – yes, Dietrich – yes, Mullins – yes, Martin – yes and Freidinger – yes.

Village President Hank Melton informed the committees that Mike Carr has submitted his resignation for Planning Commission Chairman. Hank asked if anyone on the Planning Commission would consider the Chairman position. Josh Kuntz and John Dietrich said they would think about it.

Motion was made by Kuntz, seconded by Dietrich to adjourn the Planning Commission meeting. Motion passed with the following roll call vote: Roth – yes, Kuntz – yes, Dietrich – yes, Mullins – yes, Martin – yes, Freidinger – yes and Carr – yes.

Motion was made by Perry, seconded by Mullins to adjourn the Special Board. Motion passed with the following roll call vote: Nohl – yes, Ginder – yes, Perry – yes, Mullins – yes, Kuebler – yes and Melton – yes..

Meeting adjourned at 7:30p.m.

Respectfully Submitted,

Mike Carr  
Planning Commission Chairman

Hank Melton  
Village President