

The Dallas Center City Council and Planning and Zoning Commission met in a joint session July 19, 2022, at 7:15 pm. Mayor Beyer called the meeting to order. Council members present included Amy Strutt, Ryan Coon, Angie Beaudet, Daniel Willrich and Ryan Kluss. Planning and Zoning Commission members present included Matt Ostanik, Linda Licht, Abby Anderson, Perry Gruver, Lauri Hart, Thomas Strutt and Jim Pohl. Also present were City Administrator Cindy Riesselman, City Attorney Ralph Brown and City Engineer Bob Veenstra.

Matt Ostanik and Bob Veenstra offered a brief summary of the updated Comprehensive Plan which was last updated in 2008.

Feedback on the Community Vision included maintaining small town character, planning for trees, sidewalks and parks; affordable and diverse housing, preparing infrastructure for growth; preserving downtown and protecting small business; and future annexation to the east.

The Council and P&Z Commission reviewed the Future Land Use Map and discussed future options such as development; commercial prospects along the highway; possibility for a light industrial area; and adding more residential to the east and northeast.

Members discussed future options for sidewalks, trails, and parks. Sidewalks and trails are needed to provide connectivity between developments. Ostanik asked members to review park section 3-20. P&Z is responsible for setting aside land for parks, but Parks & Rec are responsible for how the land will be used. Council discussed other park ideas such as the use of TIF and aerial maps.

Street widths were discussed in length. The pros included narrow streets slows down traffic, more room for trees and utilities, cheaper for the developer and less maintenance for the public works department.

Both groups discussed how to avoid having “cookie cutter” developments. All agreed that we want to make a concerted effort to look at appearance, material used, lot size and elevation.

City Engineer Veenstra suggested that the City may want to be more proactive to economic development by letting it be known that we’re open for commercial development.

The meeting adjourned at 8:58 pm.

Shellie Schaben, City Clerk