

City Council of the Mayor and Council of New Castle
Public Hearing: Town Hall – 201 Delaware Street – New Castle
Tuesday – November 9, 2010 – 6:00 p.m.

Present:

Council President William Barthel
Councilperson John Cochran
Councilperson John Gaworski
Councilperson Ted Megginson
Councilperson Teel Petty

Also present: Treasurer Janet Carlin, City Administrator Cathryn Thomas, Building Official Jeff Bergstrom

Consideration of Ordinance No. 475, to Amend the City of New Castle Zoning Map to Include a Newly Annexed Parcel at 828 Frenchtown Road with the Zoning Designation of GC General Commercial.

President Barthel explained Council would be conducting two public hearings at the meeting. The first is on an amendment to New Castle Zoning Map related to a newly annexed property on Frenchtown Road. He explained the City is in the process of amending the City Code language for the General Commercial zoning designation.

President Barthel read the ordinance.

Shawn Tucker, representing the property owner and the buyer, said they have met with Planning and Zoning, which unanimously recommended the annexation and the rezoning. City Planner Marian Hull, he said, weighed in the appropriateness of the GC designation.

Councilperson Megginson asked how they were making out with an easement.

Mr. Tucker said it is still being pursued.

President Barthel made some observations of concerns mentioned by the Planning Commission. Those included traffic concerns and how they would be addressed; that the developer needs to close the electrical loop; and most importantly, the developer will clean up the environmental contamination on the property.

Mr. Tucker said it is correct and that the developer/owner made those representations on the record to the Planning Commission. They also are attached to the resolution or on the record. They will be honored, he said. If circumstances change, the property will come back to City Council. The only loose end is the interconnection, which is still being worked on. All those representations stand, he added. Mr. Tucker said they understand that those are the conditions the project will live or die by.

Councilperson Megginson made a motion to adjourn the hearing. Councilperson Petty seconded the motion. It was passed unanimously. The hearing was adjourned at 6:12 p.m.