



MEMO

PLANNING AND COMMUNITY DEVELOPMENT

To: Plan Commission
From: Associate Planner Lily Paul
Date: December 29, 2023
Re: Site Plan Review – Haen Meats Addition

Site Plan Review

Site/Architectural

The site plan features a 4,300 square foot, 21' 4" tall, addition which includes a shipping and receiving area, storage, and production areas. All setbacks are being met. Parking will decrease from 136 spots to 127 spots, but this still meets Commercial highway district requirements.

Façade

Concrete block to match existing.

Landscape

No additional landscape is required. Current landscape is shown on site plan.

Lighting

No additional lighting is proposed.

Stormwater/Erosion Control

Impervious surface coverage will not change. Erosion control permit has been applied for through the engineering department. Typical erosion control practices will be used: inlet covers, silt fences, erosion control mats, and energy dissipaters.

Recommendation:

Staff recommends to approve the site plan for Haen Meats with the following conditions:

- **Prior to issuance of building permits, must obtain Stormwater and Erosion Control permits from Engineering Department**