

**TRC MEETING**  
**September 8<sup>th</sup>, 2025**

The meeting started at 2:30pm. In attendance were, Rich Oman, Building and Planning, Dianna Cade, Recording Secretary, Tim Henke, Building Commissioner, Greg White, Stormwater Coordinator, and Craig Hendrix, Town Manager. James Woestman, Lowell Police and Chris Gamblin, Lowell Fire responded via email prior to the meeting.

Mr. Henke made a motion to approve the meeting minutes from August 1st, 2025, seconded by Mr. White and carried with a voice vote of all ayes.

**PC 25-012 FINAL PLAT – Freedom Springs, Accent Homes**

Doug Rettig DVG and Frank Morin, Accent Homes

Mr. Hendrix stated that he had emailed comments to Doug Rettig, DVG. He asked Mr. Rettig if they had addressed those comments. Mr. Rettig stated yes. Mr. Hendrix discussed his comments. He stated no access easements were requested to be added to driveways that are at 3-way intersections. The driveways are to be moved to the furthest extent of the intersection. Discussion on the specific lots for this phase that is affected. Mr. Rettig stated they changed the rear easements to drainage only easements. The portion of Concord Ct to the north of unit 1 has been added to the plat with the dedication needed to get the town to the park for the Freedom Trail. The legal description has been done for that portion and access easements have been labeled. Mr. Hendrix stated thank you. He discussed the trail access in that area. Mr. Oman stated he needs the engineering probable cost so that he can calculate the bond, open space and engineering inspection fees. Mr. Rettig said that all the infrastructure has been installed except for the surface. Mr. Hendrix discussed the ponds and sidewalk by the pond. Mr. Hendrix stated once the pond was established the town would take over mowing. Mr. Hendrix stated the way back pond still has some woodies growing up in it and the town cannot maintain it in that condition. If it is kept mowed the woodie's will go away and the town could take it over. Mr. Hendrix stated the 1 pond is 95% done should be okay by end of the month.

Mr. White stated he would like to discuss the MS4 reporting. He stated he has never received any weekly reporting on this subdivision. He stated the subdivision is very clean but there is no signage indicating where to find the plans and where the concrete wash out is located at. He needs the weekly and rain event reports to be emailed to him weekly with no exceptions. This is the only subdivision not submitting those reports. Discussion on the form that needs to be submitted.

Mr. White made a motion to adjourn the meeting at 2:47pm, seconded by Mr. Henke and carried with a voice vote of all ayes.

Approved:

