

MINUTES OF THE DEVELOPMENT REVIEW COMMISSION STUDY SESSION

JULY 14, 2009

HARRY E. MITCHELL GOVERNMENT CENTER
DEVELOPMENT SERVICES – LOBBY CONFERENCE ROOM
31 EAST 5TH STREET
5:30 PM to 6:30 PM

The Development Review Commission reserves this time to discuss informally any item(s) appearing on the Public Hearing/Meeting Agenda, including questions/answers. Only procedural decisions will be made in the Study Session.

- Review of July 14, 2009 Agenda
- Review of past and future applications with staff
- Review of future application for PROPOSED Zoning and Development Code Amendments, regarding: Commercial Abatements; APAC Committee repeal; Hearing Officer duties; Uses with revised regulations on Accessory Buildings, Small Animals, Card Rooms, Recycling Centers, Commercial/Restaurant uses in Industrial Districts, and Outdoor Retailing; Legal Non-Conforming Developments, Service Entrance and Exits; Outdoor Dining Parking; Development Plan Review Criteria and Time Limitations; Use Permit and Variance Time Limitations; Notice of Appeals; Extension Requests; Revocations; and definitions for Card Room, Columbarium, Donation Bins, Livestock, Poultry, Recycling Centers, Reverse Vending Machines, Small Animal and Smoking Lounge

Commission Present:

Vanessa MacDonald, Chair
Mike DiDomenico
Dennis Webb
Monica Attridge
Peggy Tinsley

Commission Absent:

Tom Oteri
Stanley Nicpon
Heather Swanson
Mario Torregrossa
Paul Kent

Chair MacDonald called the Study Session to order at 5:30 p.m.

Ryan Levesque made a brief presentation on the proposed amendments. Commissioners and staff discussed the proposed amendments, and following are the specific sections of the amendments that the Commission had questions and comments on:

Section 3-102 If dwellings are allowed in the AG District, other permitted use items need to be addressed in the chart.

Section 3-401 Discussed proposal of accessory building changes. Questions on maximum allowed height, area of building versus allowable height. Do we know what percentage of residential is in HOA's? Staff will provide research from other cities and past applications. It was suggested that there be alternate requirements for smaller versus larger lots.

Section 3-404 Comments on grammar for small animals.

Section 3-417 Discussed temporary outdoor retail and potential limitations on certain uses.

Section 6-306 Comments on grammar of new Subsection 1.

Section 7-210 Comments made on the definition of "small animal".

Staff, with consensus from the Commission, will bring forward the proposed amendments at the August 11, 2009 hearing for further consideration.

Diana Kaminski briefly presented her case that was scheduled to go before the Commission that evening. It was determined that it would not be placed on the consent agenda, but be heard.

The Study Session adjourned at 6:10 p.m.

Prepared by: Lisa Lathrop, Administrative Assistant II
Reviewed by: Lisa Collins, Deputy Development Services Manager



Lisa Collins, Deputy Development Services Manager