

Planning Commission Meeting Summary
Wednesday, January 21, 2009

1. Calligraphy by Computer- 2412 E Bramble Way

This was a request for a conditional use for a home occupation with customers. The applicant, Ms. Sharon Larkin addresses invitations and greeting cards and is moving her business to her home. She has very little traffic to the house and has ample parking for any customers that do come. The Commission voted unanimously to approve this use. During the discussion, the Commission asked if staff could post a list of the home occupations in the city on the web so that people in the community could patronize our businesses. They suggested an article in the Journal would be a good way to educate the citizens of this part of the City's economic base.

2. ORDINANCE DISCUSSIONS

The Commissioners discussed the following ordinance amendments that were forwarded to them from the LUDMA committee.

- a.* Fences on corner side yards and fences on Private roads- This language will be returned to the Commission's agenda for further discussion.
- b.* Miscellaneous changes to the RM Chapter- The Commission briefly discussed the various changes which include striking the Professional Office use from the list, adding "averaging" language like that in the single family zone chapter and tweaking the setbacks for residential buildings in the zone. There were some suggestions that the language could be refined and the Commission agreed that before striking the professional office from the use list, a new zone should be ready to regulate these uses in the ordinance. Staff suggested that this could come with the rewrite of the commercial zones that is anticipated in the near future. This proposed amendment will be scheduled for a public hearing without the changes to the use table.
- c.* Livestock regulations – This is new language that would separate "large" and "small" livestock in the ordinance and would allow some small livestock (chickens, etc) on smaller than ½ acre lots with a conditional use granted by the PC. The Commission agreed to set a public hearing for this item.
- d.* Double Frontage Lots –This language requires lots with double frontage to have two front yard setbacks for buildings and fences. The Commission agreed to hold a public hearing on this.

Other ordinances were on the agenda but the Commissioners tabled them for future meetings.

3. APPROVAL OF MINUTES

The minutes of the January 6, 2009 meeting were approved.