

**Call to Order and Flag Pledge.**

Commission Chair Vince Johnson called the meeting to order.

**Roll Call.**

Chair Vince Johnson and Commissioners Randy Dalheimer, Kevin Faulds, Steve Fowler, Council member Scott Hoke were present as was Assistant to the City Administrator Erin Stwora, Assistant City Planner Mike Elhard, City Attorney Scott Landsmen, Assistant City Engineer Katie Warner, and Planning Consultant Tina Goodroad.

**Approval of the Agenda.**

Motion to approve the agenda by Johnson, seconded by Fowler, no additional discussion, All ayes.

**Open Forum.**

Johnson opened the open forum.

*No one came forward.*

Johnson closed the open forum.

**City Council Update.**

Hoke provided the update.

**Consent Agenda.**

- A. Approval of the December 3, 2009 Planning Commission Meeting Minutes.

Motion to approve minutes by Johnson, seconded by Fowler, All ayes.

**Presentation and Discussion – State Representative Joyce Peppin**

**1. PUBLIC HEARING**

**1. Residential Districts**

Fowler questioned if the minimum lot size in an R-1A district could be 12,500 sq. ft. and 10,000 sq. ft. in the R-T district. Johnson stated Fowler's suggestion would eliminate a development proposing all 8,750 sq. ft. lots. Goodroad stated Fowler's suggestion maintains the intent of the R-1A district. Stwora and Goodroad stated the changes would be made to the R-1A district and the R-T district.

- 2. Business Districts and Building Requirements**
- 3. Industrial Districts and Building Requirements**
- 4. Conservation Subdivision Ordinance**
- 5. Planned Unit Development Ordinance (PUD)**
- 6. Subdivision Ordinance**
- 7. Parking Requirements**
- 8. Accessory Buildings and Structures**
- 9. Adult Establishments**

Johnson opened the Public Hearing

No one came forward

Johnson closed the Public Hearing

Johnson questioned the number of individuals permitted in a home in an R-1 district. Goodroad stated the R-1 district states homes are not permitted to have more than 6 individuals in a single family home. Goodroad and Landsmen stated the number permitted is set by state statute and intended to apply to residential facilities. Landsmen suggested adding a definition for a residential facility.

Fowler questioned if the impervious surface requirements were increased in residential districts. Goodroad stated the impervious surface requirements were increased to accommodate porches that are now permitted in the front of homes.

Motion to approve by Johnson, seconded by Fowler, All ayes.

**Notices and Announcements**

- a) Future and Continued Planning Commission Agenda Items.
- b) Commissioner Updates
- c) Staff Notices and Announcements.
- d) The next Planning Commission meeting will be held on February 4, 2010.

**Adjourn**

**Motion** to adjourn was made by Johnson, seconded by Dahlheimer, no additional discussion. **Ayes:** All.