

MINUTES
PLANNING AND ZONING COMMISSION MEETING
JULY 26, 2022

CALL TO ORDER

Chair Ames called the meeting to order at 7:05pm.

Those assembled recited the pledge of allegiance.

Present: Carlson, Haapala, Jorgensen, Lewis, Pearo

Absent: Bies

Also Present: Liaison Pilon, Planner Stockman, and Interim City Administrator Boyles

MOTION BY PEARO SECOND BY HAAPALA TO APPROVE THE AGENDA MINUS THE JUNE 28, 2022, MINUTES. MOTION CARRIED. SIX AYES.

1.PUBLIC HEARING REGARDING ORDINANCE 2022-02 REGARDING ARCHITECTURAL AND DESIGN STANDARDS FOR COMMERCIAL INDUSTRIAL USES.

Chair Ames stated that tonight's hearing is to solicit public input on the architectural standards that the commission has been reviewing for months now. Planner Stockman provided the staff report by reviewing the changes proposed in the ordinance and the rationale.

No changes made in exterior materials. Commercial is to be 65% grade A exterior and 35% can be grade B or C. Industrial may have up to 50% metal. From a color perspective, 80% can be earthtones with 20% contrasting colors. For multi-tenant buildings there should be on visually significant side. Windows can break up the mass. as can roof lines.

Planner Stockman indicated she had received one call asking what the new standards apply to. She confirmed that it is only to new buildings. The Planning and Zoning Commission received Grant Rademacher's letter, and it was read aloud at the meeting as requested. There was discussion of the adequacy of parking for short term versus long term parking. Future lot sizes must be such so there is adequate parking. There was discussion on whether one standard could be universal. Parking standards for office, warehouse and commercial are different.

Pearo asked about buffering, for example, between Bill's and public land adjacent to it. She also believes that cameras, microphones, and similar forms of security should be encouraged in these situations. There was a clarification that security materials should

not be diminished. The buffer between the two properties is on the back side. Hours of operation help to mitigate the necessity for buffers.

Ames asked if notifications have been made. Confirmation was forthcoming. Haapala suggested that electronics be as unobtrusive as possible. Carlson wanted clarification on application of the new standards. Pearo expressed concern about building expansion. Pilon commented that a building destroyed over 50% would have to comply with the new standards.

MOTION BY HAAPALA SECOND BY CARLSON TO APPROVE ORDINANCE 2022-02 AMENDING SECTIONS 11-2, 11-5, AND 11-6 OF THE NOWTHEN CITY CODE TO DEFINE MORE DETAILED ARCHETECTURAL STANDARDS AND SITE DESIGN FOR COMMERCIAL AND INDUSTRIAL USES.MOTION CARRIED. SIX AYES.

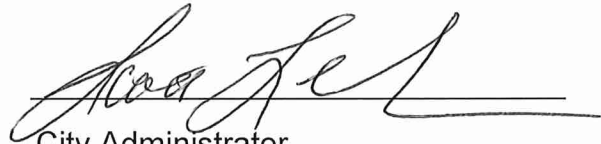
MOTION BY PEARO SECOND BY AMES TO ADJOURN. MOTION CARRIED. SIX AYES.

The meeting was adjourned at 8:25pm.



Chairperson

Dale Ames



City Administrator

Scott Lehner