Call Meeting to Order

The meeting was called to order at 3:00 p.m.

Opening statements were presented stating the protocol of the meeting and the purpose of the City Planning Commission.

Roll Call

Roll call was answered with six (6) Commissioners present.

A. Approval of the Minutes

Commissioner Halverson called for any additions or corrections to the minutes. Commissioner Halverson stated with no additions or corrections, the minutes from the November 30, 2017 meeting stand approved.

B. Adoption of the Agenda

Commissioner Halverson called for any additions or corrections to the agenda. Commissioner Halverson stated with no additions or corrections, the agenda stands approved.
C. Action Items

1. **CPC Work Plan**  
   *Presenter: Seth Gunnerson, Community Development*

   City staff reviewed the City of Cedar Rapids Planning Commission Work Plan for 2018 which outlines the Charter, Process, Goals, and Vision of the Commission.

   After discussion, Commissioner Dahlby made a motion to approve the City Planning Commission Work Plan for 2018. Commissioner Wiltz seconded the motion.

   Result: Approved  
   6 Ayes, Commissioners Halverson, Cassell, Peloquin, Dahlby, Wilts, and Pankey

2. **Consideration of a Local Historic Landmark Application**  
   **525 A Avenue NE – Grace Episcopal Church**

   A public hearing was held to consider the Historical Landmark Application for property located at 525 A Avenue NE – Grace Episcopal Church

   No objectors were present and no written objections were filed.

   After discussion, Commissioner Pankey made a motion to approve the Historical Landmark Application. Commissioner Cassell seconded the motion.

   Result: Approved  
   6 Ayes, Commissioners Halverson, Cassell, Peloquin, Dahlby, Wilts, and Pankey

3. **Withdrawn**  
   **Case Name: 185 Wiley Boulevard NW**  
   *(Preliminary Site Development Plan)*  
   *PSDP-025662-2017; Case Manager: Dave Houg*

   A public hearing was held to consider a Preliminary Site Development Plan for a four-plex apartment in an RMF-1, Multiple Family Residence Zone District as requested by Pete Schaul (Applicant) and Judy Burkle (Titleholder).
4. **Case Name:** 500 1st Street SW  (Preliminary Site Development Plan)  
*PSDP-025969-2017; Case Manager: Kirsty Sanchez*

A public hearing was held to consider a Preliminary Site Development Plan for a multi-family unit in a C-3, Regional Commercial Zone District as requested by Hall & Hall Engineers, Inc. (Applicant).

One objector was present. No written objections were filed.

After discussion, Commissioner Dahlby made a motion to approve the Preliminary Site Development Plan. Commissioner Cassell seconded the motion.

Result: Approved
6 Ayes, Commissioners Halverson, Cassell, Peloquin, Dahlby, Wilts, and Pankey

5. **Case Name:** 2800 West Post Road SW  (Rezoning)  
*RZNE-025995-2017; Case Manager: Kirsty Sanchez*

A public hearing was held to consider a Rezoning from R-3, Single Family Residence Zone District to A, Agriculture Zone District as requested by Hames Manufactured Homes (Applicant).

Two objectors were present. No written objections were filed.

After discussion, Commissioner Peloquin made a motion to approve the Rezoning. Commissioner Dahlby seconded the motion.

Result: Approved
4 Ayes, Commissioners Halverson, Cassell, Peloquin, Wilts,
2 Nays, Commissioners Dahlby and Pankey

6. **ReZone Cedar Rapids Update**  
*Presenter: Seth Gunnerson, Community Development*

City staff provided an update on the progress of ReZone Cedar Rapids, which tasks the City to revise the current Zoning Ordinance. For the Commission, staff provided an update on Stakeholder Outreach efforts, reviewed current issues and public interest points, provided information from Form Based Work Sessions, and detailed new Zoning Districts that will be included in the new Zoning Ordinance once it is adopted. A draft Zoning Code was also outlined, and staff provided a review the intent of the new Zoning Districts.

The meeting was adjourned at 4:28 pm
Respectfully Submitted,

Dani Blin, Administrative Assistant  
Development Services Department

*Anyone who requires an auxiliary aid or service for effective communication, or a modification of policies or procedures to participate in a City program, service, or activity, should contact Dani Blin at 319 286-5780 or email da.blin@cedar-rapids.org as soon as possible but no later than 48 hours before the event.*