MINUTES OF
CITY PLANNING COMMISSION MEETING
Thursday, February 1, 2018@ 3:00 PM
City Hall Council Chambers
101 First Street SE, Cedar Rapids, IA 52401

Members Present: Jim Halverson, Chair
Samantha Dahlby
Lisa Peloquin
Richard Pankey
Virginia Wilts – Arrived at 3:13pm, after the first motion
Kim King
Amy Homan

Members Absent: Karl Cassell

DSD Staff: Vern Zakostelecky, Zoning Administrator
Dani Blin, Administrative Assistant

CD Staff: Seth Gunnerson, Planner
Anne Russett, Planner

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.
Commissioner Wiltz arrived at 3:13pm and was absent for the motion for the first on the agenda. Seven (7) Commissioners were present for the remainder of the meeting.

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 January 11, 2018 meeting stand approved.

B. Adoption of the Agenda

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.
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. Case Name: 811 Kirkwood Parkway SW (Preliminary Site Development Plan)  
   PSDP-026056-2018; Case Manager: Kirsty Sanchez

   A public hearing was held to consider a Preliminary Site Development Plan for the Villas at Kirkwood in an RMF-2, Residential Multi-Family Zone District as requested by Mike Dryden (Applicant).

   No objectors were present. No written objections were filed.

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

   Result: Approved
   6 Ayes, Commissioners Halverson, Kim, Peloquin, Homan, Dahlby, and Pankey

2. Case Name: 804 44th Street SE (Future Land Use Map Amendment)  
   FLUMA-026110-2018; Case Manager: Kirsty Sanchez

   A public hearing was held to consider a Future Land Use Map Amendment from U-LL, Urban Large Lot to U-MI, Urban Medium-Intensity as requested by Michael Odell (Applicant).

   Three objectors were present. Two written objections were filed.

   After discussion, Commissioner Pankey made a motion to table the case until a future meeting. The Commission requests that the applicant return at a future date with a site plan, more information about the intended use for the property, and consider the possibility of rezoning the property to a PUD, Planned Unit Development, should the Future Land Use Map Amendment be approved in a future City Planning Commission meeting. Commissioner Dahlby seconded the motion.

   Result: Tabled

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3. **Case Name:** 500, 504 & 508 1st Street SW and 107 & 111 5th Avenue SW
   **Future Land Use Map Amendment**
   **FLUMA-026082-2018; Case Manager: Kirsty Sanchez**

   A public hearing was held to consider a Future Land Use Map Amendment from U-HI, Urban High-Intensity to DT, Downtown as requested by the City of Cedar Rapids (Owner/Applicant).

   No objectors were present. No written objections were filed.

   After discussion, Commissioner Pankey made a motion to approve the Future Land Use Map Amendment. Commissioner Wiltz seconded the motion.

   Result: Approved
   7 Ayes, Commissioners Halverson, Kim, Peloquin, Homan, Dahlby, Wilts, and Pankey

4. **ReZone Cedar Rapids Update**
   **Presenter: Anne Russett, Community Development**

   Staff presented their approach to parking regulations when considering upcoming changes to the Zoning Code. Parking regulations will contain restrictions for motor vehicles in the urban setting as well as general settings that will include topics such as; updated parking ratios, shared parking, locations, and setbacks. Additionally, staff outlined their plans to include bicycle parking regulations in the new Zoning Code that will address short term and long term parking.

   The meeting was adjourned at 4:24 pm
   Respectfully Submitted,

   Dani Blin, Administrative Assistant
   Development Services Department

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