

**PLANNING & ZONING COMMISSION
MEETING MINUTES
THURSDAY, SEPTEMBER 8, 2022**

The Planning and Zoning Commission Meeting was called to order by Chairperson Ken Motz at the City Hall Council Chambers, 325 Wisconsin Street at 7:00 p.m. on Thursday, September 8, 2022. Present: Commission Members Michael Damico, Kristin Early, Nathan Meier, Ken Motz, City Administrator Dennis Bockenstedt and City Clerk Tracy Northcutt. Absent: Commission Members Jodi Creswell, Jane Kellum and Brittany Taylor

Public Hearings:

ROOT 67 MERCHANTS SITE DEVELOPMENT PLAN CONSIDERATION REQUEST - 423-429 N. CODY ROAD -This is a proposed commercial site development plan submitted by the developer, Root 67 L.L.C., Rodney & Kimberly Collier, P.O. Box 623, LeClaire, Iowa 52753. The .91-acre commercial site development plan consists of a 4,577 square foot commercial retail building that is proposed to be remodeled and divided into four (4) separate retail spaces. Rodney Collier gave an overview of the project.

Public Comment

No written comments were submitted. Dennis Bockenstedt, City Administrator, stated that the City's ordinance states that a plan for off-street employee parking should be addressed. Collier stated that he believes there is parking available for employees at the City-owned lot behind Riverside Foursquare Church.

Recommendation 22-12: Motioned by Damico, seconded by Meier, to recommend approval to City Council of the creation of the Root 67 Merchants Site Development Plan. Motion carried unanimously on roll call vote.

Other Comments

Chairperson Motz stated that a Vice-Chair should be appointed to act in the absence of the Chair and encouraged the Commission to consider who should be appointed. Damico stated that he would like to initiate the change in the ordinance requiring off-street employee parking and requested a parking study of the downtown. Bockenstedt stated that the entire Code of Ordinance is undergoing revisions that will include the Subdivision and Zoning Code. Additionally, a parking study is scheduled as part of Phase II design work.

Adjournment

Moved by Damico, seconded by Kellum, to adjourn at 7:20 p.m. Motion carried unanimously on roll call vote.

Minutes prepared by Tracy A. Northcutt, City Clerk.

Ken Motz, Planning & Zoning Commission Chairperson

Attest:

Dennis Bockenstedt, City Administrator