

PLANNING AND ZONING COMMITTEE MINUTES

August 2, 2022

Call to Order

Councilwoman Jenny Hill, Committee Chair, called the meeting to order at 4:01 p.m. in the Council Assembly Room of the John P. Franklin, Sr. City Council Building. A quorum was present that also included Chairman Darrin Ledford, Vice Chair Raquetta Dotley, and Councilpersons Chip Henderson, Ken Smith, Isiah Hester, Carol Berz, Marvene Noel, and Demetrus Coonrod. Others present: Emily O'Donnell, City Attorney; Kyana Grady, Council Administrative Assistant; Nicole Gwyn, Council Clerk.

Others in Attendance

Regional Planning Agency: Dan Reuter, RPA Director; Karen Rennich, Deputy Director; and Eric Matravers, Planner

Approval of Minutes

On motion of Chairman Ledford, and seconded by Councilman Smith, the minutes of the last meeting (July 28, 2022) were approved as published.

Zoning Ordinance Update

Mr. Reuter advised the Council of the kickoff of the Zoning Ordinance update, so he will be updating them every week. He advised that Bryan Shults is currently beginning to look into duplexes throughout the city and will be preparing a presentation on his findings. He also advised that he would be sending the half-year update sometime next week.

Ordinances (First Reading) – Agenda Item 6B

Ms. Rennich updated the Council on this item. Upon no questions or comments, the issue was closed.

Next Week's Agenda:

August 9, 2022

Ordinances (First Reading) – Agenda Item 6A

Ms. Rennich updated the Council on this item. A discussion ensued.

- Councilman Smith requested clarification on the new access point and points of concern for Norfolk Southern employees. Mr. Reuter presented the Council with a map, outlining the possible access points and points of concern.
- Councilwoman Hill requested a walkthrough of the development plan. Ms. Rennich presented the Council with the current planning timeline.

- Councilwoman Noel advised she spoke with the Applicant and requested a site visit. Ms. Rennich agreed to reach out to the Applicant to coordinate accordingly.
- Chairman Ledford expressed concern regarding the intersection with the Riverwalk.

After all discussion, Ms. Rennich requested a one-week deferral for this item. Upon no further questions or comments, the issue was closed.

Ordinances (First Reading) – Agenda Item 6B

Ms. Rennich updated the Council on this item. Councilwoman Berz advised there is no longer opposition to this item. Upon no further questions or comments, the issue was closed.

Ordinances (First Reading) – Agenda Item 6C

Ms. Rennich updated the Council on this item. Upon no questions or comments, the issue was closed.

Ordinances (First Reading) – Agenda Item 6D

Ms. Rennich briefed the Council on this item. Ms. Rennich advised that the applicant has requested a one-month deferral. Upon no further questions or comments, the issue was closed.

Ordinances (First Reading) – Agenda Item 6E

Ms. Rennich updated the Council on this item. Upon no questions or comments, the issue was closed.

Ordinances (First Reading) – Agenda Item 6F

Ms. Rennich updated the Council on this item. Councilman Hester advised the item is to be withdrawn at the request of the Applicant. Upon no further questions or comments, the issue was closed.

Ordinances (First Reading) – Agenda Item 6G & 6H

Ms. Rennich briefed the Council on this item. Upon no comments or questions, the issues were closed.

Ordinances (First Reading) – Agenda Item 6I

Ms. Rennich updated the Council on this item. Councilman Henderson requested a summary of the Urban Infill Lot Compatibility deletion. Councilwoman Berz requested clarification and explanation of the amendments. Ms. Rennich deferred to Mr. Reuter to answer these questions. A discussion ensued. Upon no further questions or comments, the issue was closed.

Ordinances (First Reading) – Agenda Item 6J

Ms. Rennich updated the Council on this item. Upon no questions or comments, the issue was closed.

Ordinances (First Reading) – Agenda Item 6K

Ms. Rennich updated the Council on these items. Chairman Ledford requested clarification and elaboration on the language regarding the height regulations. Ms. Rennich deferred to Mr. Reuter for this topic. Upon no questions or comments, the issue was closed.

Resolutions– Agenda Item 7M

Ms. Rennich updated the Council on this item. Councilwoman Berz requested an example of the resolution. Ms. Rennich presented accordingly. Upon no questions or comments, the issue was closed.

Area 11 E. Brainerd Plan

Mr. Matravers gave a brief presentation that included information on the following:

- Map of Plan & Description
- Community Engagement
- Top Issues from Constituents
- Centers & Corridors
- Placetype Map

Councilman Ledford commended on the RPA design team and commented on meeting constituent needs with the area plan. Lastly, Ms. Rennich informed the Council that the Planning Commission map would be replaced in the area plan with an 11x17 map with no content change, just better readability.

Adjournment

There being no further business, Councilwoman Hill adjourned the meeting at 5:03 p.m.