

MINUTES OF ZONING AND PLANNING COMMISSION / ZONING BOARD OF APPEALS MEETING

January 8, 2009

7:30 P.M.

1. Roll Call/Call to Order
2. Approval of minutes of Zoning and Planning Commission / Zoning Board of Appeals Meeting held on 12/18/2008
3. Case Number 08P-16/ North District Planned Development Conditional Use (Hahn Street Properties)
Request for Preliminary Planned Development Conditional Use Approval for the purpose of constructing a Combined Residential and Business Planned Development consisting of 109 dwelling units, approximately 20,000 square feet of retail space, and 321 parking spaces on properties commonly known as 125, 123, 119, 115, 111 W. Hahn Street, and 260, 242, 238 and 236 N. York Street, said properties being wholly located in the C4A North Downtown Business District.
Continued Public Hearing from December 11, 2008
4. Other Business

Commission Members Present: Brinkmeier, Corrado, DeWitt, Ernst, Frolik, McCoyd, Mushow, Slone, Whistler

Commissioner Members Absent: None

City Staff Present: Borchert, Corner, Said, Spiroff, Werner

***The transcript of proceedings is the official record of the hearing and it is not intended that these minutes are a substitute for that transcript pursuant to the Open Meetings Act.**

Chairman Whistler opened the meeting at 7:30 P.M. and requested a roll call. After the roll call determined that there was a quorum, Chairman Whistler requested a motion to approve the December 18, 2008 minutes of the Zoning and Planning Commission meeting. Commissioner Brinkmeier moved to approve the December 18, 2008 Zoning & Planning Commission/Zoning Board of Appeals meeting

minutes as amended to include the statement that the “Commission discussed substantive elements of the Comprehensive Plan”. Commissioner Mushow seconded and, with a voice vote being all ayes, the motion passed.

Chairman Whistler then opened the continued public hearing for Case # 08P-16/ North District Planned Development Conditional Use (Hahn Street properties), which was continued from December 11, 2008 for the purpose of allowing the applicant to respond to concerns/issues raised by interested persons in the audience.

An audience member stated that they wished to address the Commission but did not have the chance. After discussion, and noting that the audience member (a representative of the Normandy Townhome Association located on Addison Avenue and Hahn Street) had submitted written testimony to Staff, the Commission agreed to accept the written testimony instead of verbal testimony since the public testimony portion of the public hearing had already been closed.

Mr. Scott Day, attorney at law representing the applicant’s, responded to the concerns/issues raised at the public hearing held on December 11, 2008. After all testimony was received from the applicants, Chairman Whistler closed the public hearing portion of this case, however, the record will remain open for two weeks (until January 22, 2009) for written testimony to be allowed into the record. The Commission further agreed to deliberate this case on February 8, 2009.

Other Business: There was no other business.

The meeting was adjourned at 9:45 PM.

Submitted by: Nathaniel J. Werner AICP, Planning and Zoning Administrator