

ALTOONA PLANNING AND ZONING COMMISSION MEETING
May 27, 2014 -6:30 PM
Altoona City Hall

Members Present –Allison Hay, Scott Henry, Dan Narber, Jill Pudenz and Dan Dove (arrived at 6:33 pm).

Members Absent – Anne Lohmeier and Eric Gjersvik.

Staff – John Shaw and Chad Quick.

Guests – Jared Murray, Bob and Tom Johnston, Wally Pelds, Councilperson Michelle Sloan, and Doug Teuber.

Chairman Henry called the meeting to order at 6:30 p.m., roll call was taken with all members present except Lohmeier, Gjersvik and Dove (arrived at 6:33 pm).

#1 Consideration and recommendation of a final plat for Ironwood South Plat 2.

Jared Murray, Civil Design Advantage, presented the plat. It is a 27-lot single-family residential plat on 10.50 acres. Includes the extension of 24th Street SW to the west.

Pudenz moved to recommend approval subject to submitting legal documents, bonds and sewer district fee. Seconded by Hay. Votes: Yes – Pudenz, Hay, Henry, Narber No – None. Motion approved 4-0.

Henry noted that Dove arrived at 6:33 pm.

#2 Consideration and recommendation of a site plan for Johnston Commercial Building.

Wally Pelds presented the site plan for this new 6,600 sf commercial building. Property zoned Conditional C-2. It has brick with architectural aluminum panels for remaining 40%. Said they are showing grading and sidewalk along 1st Avenue but know they will have issues on south end.

Dove moved to recommend approval of the site plan subject to the one deficiency. Seconded by Pudenz. Votes: Yes – Dove, Pudenz, Hay, Henry, Narber; No – none. Motion approved 5-0.

#3 Consideration and recommendation of a revised site plan for Dayton Freight.

Shaw presented the site plan amendment. The main change is shrinking the parking lot area of the terminal building to just pave for the first phase of the building. The other main change is adding square footage to the maintenance building. Another overhead door will be added along Adventureland Drive and will need another variance from the Board of Adjustment.

Dove moved to recommend approval of the site plan subject to the deficiencies. Seconded by Narber. Votes: Yes – Dove, Narber, Hay, Henry, Pudenz; No – none. Motion approved 5-0.

#4 Public Hearing, consideration and recommendation of an ordinance amendment to Chapter 159 Sign Code to add provisions for C-7 zoning district.

Shaw presented the proposed amendments. This is adding provisions from the C-3 district to the C-7 district. This will cover buildings up to 100,000 sf. It is difficult to implement signage for

large multi-tenant buildings. Staff wants to get the input from the developer before we implement that portion of the ordinance.

Dove moved to recommend approval. Seconded by Pudenz. Votes: Yes – Dove, Pudenz, Narber, Hay, Henry; No – none. Motion approved 5-0.

#5 Public Hearing, consideration and recommendation of an ordinance amendment to Chapter 168.09 to consider adding Cinema / Movie Theatre as a principal permitted use.

Shaw presented the amendment to add movie theatres as a principal permitted use in the C-3 district.

Henry moved to recommend approval. Seconded by Dove. Votes: Yes – Henry, Dove, Pudenz, Narber, Hay; No – none. Motion approved 5-0.

#6 Minutes of the April 29, 2014 meeting.

Pudenz moved and Hay seconded to approve the minutes. Votes: Yes – Pudenz, Hay, Dove, Narber; Pass – Henry; No – none. Motion approved 4-0-1.

Old Business – Shaw updated the Commission on status of comprehensive plan update saying they are working on the text portion, next meeting on June 12th.

New Business – Facebook tour is scheduled for June 24th at 5:00 pm. Staff will email Commission to see who might be able to attend.

Meeting adjourned at 6:59 p.m. Next meeting June 24, 2014 at 6:30 p.m.

Respectfully submitted, Chad Quick- Planner