

Planning and Zoning Commission Work Session Minutes
October 9, 2014
Conference Room 1-B - 1st Floor City Hall

ATTENDANCE:

Commission Members Present: Burns, Lee, Loe, Reichlin, Russell, Stanton, Strodtman, Tillotson

Commission Members Absent: Puri

Staff: Bacon, MacIntyre, Smith, Teddy, Zenner

ADJUSTMENTS TO AGENDA: None

TOPICS DISCUSSED – New Business:

- **Building Permit Report**

Mr. Zenner gave an overview of the permit details for the month of August. He noted that permit numbers were lower this month compared to the same month a year ago, but the permit valuation was significantly higher. He also pointed out that the number of multi-family units was significantly higher than a year ago.

Mr. Zenner noted that he would have the September numbers for the Commission at the next work session and this would bring the reports back into the regular reporting cycle.

- **Transportation Alternatives Program (TAP) – project nominations**

Ms. Bacon provided an overview of the TAP program and explained how it was established. She noted the program was created to consolidate several other transportation enhancements (TE) programs into a single source from which project applications could gain funding. She noted the purpose of her presentation tonight was to offer the Commission an opportunity to comment on projects that were pending grant application approval before the Council at its October 20 meeting.

Ms. Bacon noted that if the Commission desired to make a recommendation on the proposed projects such action would be consistent with its other review and recommendation activities they undertake on plans such as the Sidewalk Master Plan and the Parks and Recreation Plan. She further noted that several other Boards and Commissions have reviewed and offered recommendations on the proposed projects Council is being asked to authorize in the grant application.

Ms. Bacon explained that the projects which were to be discussed were already included in the Sidewalk Master Plan and were capable of being supported with matching dollars by either Public Works or the Parks Sales Tax. She noted that this was important since the potential federal grant of up to \$500,000 (80% of project costs) needed to have a 20% local cash match – no in-kind services could count. Ms. Bacon noted that the projects selected also had underwent some type of rough design – additional final design would be undertaken if the projects were funded in accordance with the regular Public Involvement Process that the Public Works or Parks department's use before actual construction would begin.

Ms. Bacon presented the projects that were part of the application before Council. The first was a sidewalk/bicycle project that involved connecting the Stadium/I-70 Diverging Diamond Interchange to the Cosmo Park that also included trail enhancements within the park to the Bear Creek Trail. Ms. Bacon gave detailed information about the project and identified its components on the map provided to the Commissioners with their packet and shown on the projection screen. She noted that this project was

recommended as the first priority project by the CATSO Coordinating Committee and was supported by several other Boards and Commissions. She noted that the proposed improvements would provide greater connectivity to Cosmo Park from the mall and adjacent hotels and would enhance the improvements made by MoDOT relative to the interchange.

Ms. Bacon asked if the Commission had questions about the project. There was limited discussion with questions typically being asked of how local funding would be obtained and was the trail location accurate once inside the park. Ms. Bacon indicated that the local money was within the Park Sales Tax and that the location of the trail was approximate; however, would not be on the golf course due to safety concerns. She also noted that the mountain bike section of the Bear Creek Trail near Rhett's Run would be left intact; however, a more gradual ADA compliant slope would be created to allow enhanced trail use.

Ms. Bacon went on to explain the second recommended project which consisted of approximately 2,200 feet of sidewalk along Oakland Gravel Road north of Vandiver Drive. She indicated that this project would connect three existing schools and utilize a small piece of existing sidewalk to fill a gap. Ms. Bacon explained that the sidewalk would likely be located off the back of the curb of Oakland Gravel; however, the final placement would be determined if the grant application was funded through the standard public involvement process. She also indicated that the sidewalk has been shown on the Sidewalk Master Plan and the CIP for an extended period of time. Ms. Bacon further added that if the proposed sidewalk was funded it would likely result in additional sidewalk construction south of the project's terminus so a continuous sidewalk would be in place all the way to Vandiver Drive.

Ms. Bacon asked if the Commissioners had questions about this project. There was limited discussion. She proceeded to ask if the Commission were interested in making a recommendation to Council regarding the prioritization of the two projects she had presented. Ms. Bacon again provided an explanation of what the CATSO Coordinating Committee had recommended and what several other Boards/Commissions had recommended.

There was general Commission discussion regarding the significance of the projects and how the potential improvements would benefit the community. Discussion focused primarily on safety needs versus accessibility to Cosmo Park from the mall and adjacent hotels. There was general consensus that prioritizing the projects really needed to be more of a Council action. Ultimately, the Commission concluded that they wanted to recommend to Council that the priorities of the project be reversed – placing the Oakland Gravel Road sidewalk as its first choice instead of the Stadium diverging diamond improvements.

Ms. Bacon thanked the Commission for their consideration of the projects and for the recommendation. Mr. Zenner noted that he would prepare correspondence on behalf of the Commission for Council's consideration.

- **Update on Module 2 – Columbia Codes Update**

Mr. Zenner gave an overview of where staff and the consultants were in regards to the overall development code update. He indicated that staff has received Module 2 of the document and is reviewing its contents prior to releasing it to the public in late October. He further noted that Module 2 includes the Form-based standards for downtown (C-2 district) and that the standards are significantly more complex than anticipated. Mr. Zenner concluded by indicating that a public forum is scheduled for November 13 in the evening with Clarion and Ferrell-Madden and that the consultants will be in town on Friday to meet with stakeholders. It is also possible that the CID's consultant will be on-hand to discuss how the proposed City and CID voluntary form-based standards interact/relate to each other.

- 2015 Smart Growth Conference

Mr. Zenner indicated that the 2015 Smart Growth Conference was just around the corner (January 2015) in Baltimore. He noted that the early registration deadline was November 10 and wanted to know who would be interested in going. Mr. Zenner indicated the Commission's budget would accommodate two members attending. Vice-Chair Reichlin asked if there were any interested Commissioners. Ms. Burns and Ms. Russell indicated they had interest, but were unavailable at that time. Mr. Stanton and Ms. Loe indicated they would like to attend. No other Commissioners indicated interest in attending and it was agreed that Commissioners Stanton and Loe would represent the Commission at the conference.

Mr. Zenner indicated that he would coordinate with the departments administrative staff and begin the process of preparing the travel authorizations.

OLD BUSINESS

- Work Program Status – status update

No report given

ACTION(S) TAKEN: No minutes required approval. No other votes or motions were made.

Meeting adjourned approximately 6:50 p.m.