

To: **Planning Commission**
From: **Ben Boike, Community Development Director**
Date: **January 18, 2022**

PC Case 22-02 – Ordinance Amendment Regarding Public Hearings for Conditional Use Permit and Site Plan Approvals

BACKGROUND:

As part of the ongoing efforts of City Staff to continue to improve and stream line both the application process and City meetings, Staff noted that the current process, per code, calls for two public hearings (one at Planning Commission and one at City Council) for both site plans and conditional use permits. However, per state statute only one public hearing is required for these planning applications.

As such, City Staff thought it would be beneficial to align the City's code with state statute and update the process to hold the one required public hearing at the Planning Commission meetings, which are typically where the more thorough review of the specifics of the applications are reviewed. This does not limit City Council's ability to also review the item in detail as the items can be reviewed under New Business, in which the Mayor may open the meeting to public comment if they so choose.

STAFF RECOMMENDATION:

Staff recommends the Planning Commission hold a public hearing and make a recommendation on the proposed ordinance amendment.

ATTACHMENTS:

Staff Presentation
Redlined Ordinance

TIMELINE:

January 18: Planning Commission (Public Hearing)
January 24: City Council First Reading
February 14: City Council Final Reading (Public Hearing)