

MINUTES
MANHATTAN URBAN AREA PLANNING BOARD
City Commission Room, City Hall
1101 Poyntz Avenue
February 19, 2009
7:00 p.m.

MEMBERS PRESENT: Jerry Reynard, Chairperson; Stephanie Rolley, Vice-Chair; George Ham; Mike Kratochvil; Bill Meredith; and Nikki Miller.

MEMBERS ABSENT: Mike Hill.

YOUTH IN GOVERNMENT: Kyle Pritts.

STAFF PRESENT: Eric Cattell, Assistant Director for Planning; Steve Zilkie, Senior Planner; Cam Moeller, Planner II; Chad Bunger, Planner.

CONSENT AGENDA

APPROVE THE MINUTES OF THE FEBRUARY 2, 2009, MANHATTAN URBAN AREA PLANNING BOARD MEETING.

Meredith moved that the Board approve the Consent Agenda with one correction. Ham seconded the motion, which passed 6-0.

II. GENERAL AGENDA

A PUBLIC HEARING TO AMEND THE MANHATTAN ZONING REGULATIONS CONCERNING: ARTICLE XIV, ADMINISTRATION, PART 4, APPEALS, SECTION 14-405, DECISION OF APPEALS; PART 5, VARIANCES, SECTION 14-506, DECISIONS AND RECORDS; PART, 6, EXCEPTIONS, SECTION 14-607, DECISIONS AND RECORDS; PART 7, CONDITIONAL USES, SECTION 14-706, DECISIONS AND RECORDS; AND, ARTICLE VIII, NONCONFORMITIES, PART 5, MODIFYING NONCONFORMING USES UTILIZING A CONDITIONAL USE APPLICATION, SECTION 8-501(I), DECISIONS AND RECORDS. THE PURPOSE OF THE AMENDMENTS IS TO CLARIFY WHEN THE BOARD OF ZONING APPEALS' FINAL DECISION IS MADE. (APPLICANT: CITY OF MANHATTAN)

Bunger presented the staff report and recommended approval.

Reynard opened the public hearing. There were no comments.

Reynard closed the public hearing.

Rolley moved that the Manhattan Urban Area Planning Board recommend approval of the amendments to the Manhattan Zoning Regulations to Article XIV, Administration, PART 4, Appeals, Section 14-405, Decision of Appeals; PART 5, Variances, Section 14-506, Decisions and Records; PART 6, Exceptions, Section 14-607, Decisions and Records; PART 7, Conditional Uses, Section 14-706, Decisions and Records; and, Article VIII, Nonconformities, PART 5, Modifying Nonconforming Uses Utilizing a Conditional Use Application, Section 8-501(I), Decisions and Records, as described in the Staff Memorandum, based on the findings in the Staff Memorandum.

Kratochvil seconded the motion, which passed 6-0.

WORK SESSION AGENDA

REVIEW OF REVISIONS TO THE STANDARD SPECIFICATIONS MANUAL. (PUBLIC WORKS DEPARTMENT)

Rob Ott, City Engineer presented an overview of revisions to the Standard Specifications Manual and answered questions from the Planning Board.

FLOOD PLAIN MANAGEMENT – AN OVERVIEW. (COMMUNITY DEVELOPMENT DEPARTMENT)

Steve Zilkie, Senior Planner, presented an overview of the City's Flood Plain Regulations and FEMA standards and answered questions from the Planning Board.

Respectfully submitted,

Steve Zilkie, Senior Planner