

EXCERPTS

PLANNING AND ZONING COMMISSION MEETING

DECEMBER 8, 2016

Case # 17-13

A request by Como Urban Housing, LLC (owner) for a variance from the requirement of Section 25-48 (Subdivision Regulations) to install a sidewalk along the frontage of an R-2 (Two-Family Dwelling District) zoned lot along an improved street. The subject site is located on the east side of Sanford Avenue, approximately 600 feet north of Ash Street, and is addressed 310 Sanford Avenue.

MR. STRODTMAN: May we have a staff report, please.

Staff report by Mr. Steve MacIntyre of the Planning and Development Department. Staff recommends approval of a sidewalk variance from Section 25-48.

MR. STRODTMAN: Thank you, Mr. MacIntyre. Commissioners, is there any questions for Mr. MacIntyre? I see none. We'll go ahead -- this is a subdivision matter, but if there is anyone in the audience that would like to give us some information that would help us in our decision, we would welcome that at this time. We would just ask that you give us your name and address, and then your information.

PUBLIC INPUT OPENED

MR. MCNULTY: I'll be brief. My name is Emmett McNulty; I live at 108 Rothwell Drive. I'm part of Columbia Urban Housing. This is -- we do a lot of properties in the downtown area. We love them. We try to -- as the pictures kind of show, they -- we try and make them representative of what is already on the street. So we spend a lot of time from an architecture's standpoint. And just -- I mean, putting a sidewalk in here would just -- it would just look odd. So that's kind of where we are. And I don't see that in the big picture how that would influence the street or help the community. But we tried to make a really pretty house and I think -- I think that we have, and it will show through and maybe we can start, you know, revitalizing some of these -- these little areas. So thank you.

MR. STRODTMAN: Commissioners, any questions for this speaker? Thank you, sir. Anyone else would like to speak on this matter? I see none. We'll go ahead and close the public input portion.

PUBLIC INPUT CLOSED

MR. STRODTMAN: Commissioners, any discussion? Mr. MacMann?

MR. MACMANN: I was going to make a comment and then make a motion. Did Ms. Loe want to make a comment beforehand?

MS. LOE: I was going to make a motion, but if you want to make a comment, please.

MR. MACMANN: I think -- you know what, I think we're going to make the same motion, so why don't you just go right ahead.

MS. LOE: I was going to say that staff presented a thorough report and I move to approve the

sidewalk variance, Section 25-48, in the Case of 17-13.

MR. STANTON: Second.

MR. STRODTMAN: We have a motion made by Ms. Loe and seconded by Mr. Stanton. Commissioners, is there any discussion needed on that motion? I see none. Ms. Secretary, may we have a roll call, please?

MS. BURNS: Yes.

Roll Call Vote (Voting "yes" is to recommend approval.) Voting Yes: Ms. Rushing, Ms. Russell, Mr. Toohey, Ms. Burns, Ms. Loe, Mr. Harder, Mr. MacMann, Mr. Stanton, Mr. Strodman. Motion carries 9-0.

MS. BURNS: Nine to zero, motion carries.

MR. STRODTMAN: Thank you, Ms. Burns.