



PLANNING AND ZONING COMMISSION MEETING

Tuesday, February 28, 2023 • 7:00 p.m.

West Branch City Council Chambers, 110 N. Poplar St.

Council Quorum May Be Present

<https://zoom.us/j/829677991> or

dial in phone number 1-312-626-6799 with Meeting ID 829 677 991

1. Call to Order
2. Roll Call
3. Approve Agenda/Move to action.
 - a. Approve minutes from the January 24, 2023 Planning & Zoning Commission meeting.
4. Public Hearing/Non-Consent Agenda. /Move to action.
 - a. Discuss possible future annexation request and process for proceeding
 - b. Discuss Zoning & Future Land Use Maps
 - c. Discuss Comprehensive Plan objectives
 - d. Review suggested Code update – establishing Front Setback Coverage
 - e. Review suggested Code update – defining Parking space
5. Old Business
 - a. Sign requirements for HCI District. (Terry Goerd)
 - b. Building design standards
 - c. Tree standards
6. City Staff Reports
 - a. Homework - create a 5000 population (by 2040) Future Land Use Map
7. Comments from Chair and Commission Members.
8. Next regular Planning & Zoning Commission meeting (tentative) Tuesday, March 28, 2023.
9. Adjourn

Planning & Zoning Commission Members: Chair John Fuller, Vice Chair Ryan Bowers, Sally Peck, Brad Bower,

Matt Van Scoyoc, Jim Hoffman, Madison Conley • **Zoning Administrator:** Terry Goerd

Mayor: Roger Laughlin • **Council Members:** Colton Miller, Nick Goodweiler, Jodee Stoolman, Jerry Sexton, Tom Dean

City Administrator: Adam Kofoed **City Clerk:** Leslie Brick • **Fire Chief:** Kevin Stoolman • **Police Chief:** John Hanna

Parks & Rec: Matt Condon • **Public Works Director:** Matt Goodale