



PLANNING COMMISSION AGENDA

Tuesday, March 12, 2019 at 7:00 p.m.

Springfield City Hall

170 North 3rd Street

1. Call meeting to order and acknowledgment of Open Meetings Act
2. Roll call
3. Approve Meeting Agenda
4. Approve Minutes of the November 13, 2018 Planning Commission Meeting
5. Appoint Officers – Chairman (Jim Opitz), Vice-Chairman (Jerry Webster), Secretary (Elizabeth Chartier)
6. Public Hearings
 - A. Amendment to Section 2.03 “Definitions” of the Springfield Zoning Ordinance adding a definition for data center
 - B. Amendment to Section 5.18 “BP Business Park District” of the Springfield Zoning Ordinance amending maximum height requirements
 - C. Amendment to Section 5.21 “HCO Highway Corridor Overlay District” of the Springfield Zoning Ordinance amending geographic area requirements
 - D. Amendment to Section 5.21 “HCO Highway Corridor Overlay District” of the Springfield Zoning Ordinance amending building design standards
 - E. Amendment to Section 9.04.02 “Fences and Retaining Walls, General Provisions-Non Residential” of the Springfield Zoning Ordinance amending non-residential fence requirements
7. New Business
 - A. Amendment to Section 2.03 “Definitions” of the Springfield Zoning Ordinance adding a definition for data center
 - B. Amendment to Section 5.18 “BP Business Park District” of the Springfield Zoning Ordinance amending maximum height requirements
 - C. Amendment to Section 5.21 “HCO Highway Corridor Overlay District” of the Springfield Zoning Ordinance amending geographic area requirements

- D. Amendment to Section 5.21 "HCO Highway Corridor Overlay District" of the Springfield Zoning Ordinance amending building design standards
 - E. Amendment to Section 9.04.02 "Fences and Retaining Walls, General Provisions-Non Residential" of the Springfield Zoning Ordinance amending non-residential fence requirements
- 8. Old Business
 - 9. Reports and Recommendations
 - 10. Adjournment

**Planning Commission Minutes
March 12, 2019**

- 1. Meeting called to order at 7:00 p.m.
- 2. Present: Joe Parr, Jerry Webster, Elizabeth Chartier, David Kulm, Jim Opitz
Absent: Sue Peplow, Kyle Fisher
- 3. Motion by Kulm, 2nd by Chartier to approve meeting agenda. Ayes: All. Nays: None. Motion carried.
- 4. Motion by Peplow, 2nd by Fisher to approve November 13, 2018 Planning Commission meeting minutes. Ayes: All. Nays: None. Motion carried.
- 5. Motion by Chartier, 2nd by Kulm to accept nominations and appointments of Jerry Webster, Chairperson, Joe Parr, Vice Chairperson and Elizabeth Chartier, Secretary, for a one year term. Ayes: All. Nays: None. Motion carried.
- 6. Public Hearings
Motion by Parr, 2nd by Chartier to open a public hearing to discuss the five following text amendments. Ayes: All. Nays: None. Motion carried. Public hearing opened at 7:04 p.m.

City Administrator, Kathleen Gottsch, presented the following text amendments as additions to existing ordinances and will be taken to City Council April 2nd for final approval.

- A. Gottsch reviewed the amendment to Section 2.03 "Definitions" of the Springfield Zoning Ordinance adding a definition for data center. Gottsch asked if there were questions. No questions or comments were made.
- B. Gottsch reviewed the amendment to Section 5.18 "BP Business Park District" of the Springfield Zoning Ordinance amending maximum height requirements. No questions or comments were made.
- C. Gottsch reviewed amendment to Section 5.21 "HCO Highway Corridor Overlay District" of the Springfield Zoning Ordinance amending geographic area requirements. No questions or comments were made.

- D. Gottsch reviewed amendment to Section 5.21 “HCO Highway Corridor Overlay District” of the Springfield Zoning Ordinance amending building design standards. No questions or comments were made.
- E. Gottsch reviewed amendment Section 9.04.02 “Fences and Retaining Walls, General Provisions-Non Residential” of the Springfield Zoning Ordinance amending non-residential fence requirements. No questions or comments were made.

Motion by Kulm, 2nd by Opitz to close public hearing. Ayes: All. Nays: None. Motion carried. Public hearing closed at 7:07 p.m.

7. New Business

- A. Motion by Parr, 2nd by Opitz to recommend approval to amend Section 2.03 “Definitions” of the Springfield Zoning Ordinance adding a definition for data center. Ayes: All. Nays: None. Motion carried.
- B. Motion by Kulm, 2nd by Opitz to recommend approval to amend Section 5.18 “BP Business Park District” of the Springfield Zoning Ordinance amending maximum height requirements. Ayes: All. Nays: None. Motion carried.
- C. Motion by Opitz, 2nd by Parr to recommend approval to amend Section 5.21 “HCO Highway Corridor Overlay District” of the Springfield Zoning Ordinance amending geographic area requirements. No further questions or comments were made. Ayes: All. Nays: None. Motion carried.
- D. Motion by Chartier, 2nd by Kulm to recommend approval to amend Section 5.21 “HCO Highway Corridor Overlay District” of the Springfield Zoning Ordinance amending building design standards. Ayes: All. Nays: None. Motion carried.
- E. Motion by Parr, 2nd by Opitz to recommend approval to Section 9.04.02 “Fences and Retaining Walls, General Provisions-Non Residential” of the Springfield Zoning Ordinance amending non-residential fence requirements. Ayes: All. Nays: None. Motion carried.

8. Old Business: None.

9. Reports and Recommendations: None

10. Motion by Parr, 2nd by Kulm to adjourn. Ayes: All. Nays: None. Motion carried. Meeting adjourned at 7:12 p.m.