

The Council met in special work session and in compliance with agenda posted at City Hall, Post Office and First National Bank with each Council member being notified of agenda prior to the meeting. The meeting was called to order by Mayor Janet Jonas at 6:30 p.m. and opened with the Pledge of Allegiance. The Mayor informed the public of the location of posting of the Open Meetings Law. Roll call was taken with the following Council members present: Mike Lawver, Greg Kavan, Gerry Tyler, Stuart Krejci, Jim Svoboda, and Kevin Dunbar. Absent: none.

Travis Beavers, Building Inspector/Zoning Administrator, presented information regarding signs, particularly pole signs and billboards, and requested guidance regarding circumstances when existing pole signs and billboards must be removed. Current regulations could be interpreted to mean that no changes can be made to non-conforming signs, and they would need to be taken down. There is a provision that if the business activity on the premises is discontinued for a period of 180 days, the nonconforming sign must be removed. Some strategies for working with businesses were discussed. It was agreed the goal is to be sensitive to the investment made in signage, to work with businesses within some limitations when signs are altered, and require removal of signs that are not structurally sound. Although it may take many years, eventually the non-conforming signs would be eliminated. Staff will work on some guidelines which may be incorporated into the regulations.

Melissa Harrell, Administrator, presented maps illustrating the expressway, arterial and collector streets, adjoining parcels of property, and discussed guidelines that already exist in the Comprehensive Plan. Kevin Stuhr discussed his involvement with Greater Wahoo Development Foundation's strategic planning committee, and suggested community input to help develop a "branding" scheme for the community. Information from the Brick Council has ideas for setting standards, the City can look at what other communities have done, and may need to hire a consultant to help put this together. It was agreed the goal is to create entrance corridors that are attractive, inviting, and safe, by using overlay districts to enforce appearance and design standards for new development. The style of street lighting for new areas and costs associated with installation were discussed. Harrell will work with Stuhr and Rob Brigham to develop a budget and timeline and report back to the Council.

Potential development areas and the phasing plan in the Comprehensive Plan were discussed. Some areas of the Comprehensive Plan should be updated, and the extraterritorial zoning jurisdiction boundaries have not yet been moved to reflect annexed areas.

Another work session will be planned to further discuss these issues.

Motion by Kavan, seconded by Lawver, to adjourn at 8:18 p.m.

Approved:

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Lucinda Morrow, Deputy Clerk

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Janet A. Jonas, Mayor