



**AGENDA
CITY OF CEDAR FALLS, IOWA
PLANNING AND ZONING COMMISSION MEETING
WEDNESDAY, FEBRUARY 13, 2019
5:30 PM AT CITY HALL**

Call to Order and Roll Call

Approval of Minutes

1. Planning and Zoning Commission Minutes of January 23, 2019.

Public Comments

Old Business

2. **College Hill Neighborhood Overlay District - Site Plan Review: 2119 College Street (DEFERRED)**

Location: 2119 College Street, 925 W. 22nd Street, & 1003 W. 22nd Street

Applicant: CV Commercial, LLC., Owner; Slingshot Architects, Architect

Previous discussion: November 28, 2018, December 12, 2018, January 9, 2019

Recommendation: Recommend Approval

P&Z Action: Item deferred until City Council considers proposed zoning code amendments for the College Hill Overlay Zoning District

3. **Land Use Map Amendment – SE Corner of Union Road and West 12th Street**

Location: SE Corner of Union Road and West 12th Street

Applicant: Brent Dahlstrom, Owner; NewAldaya Lifescapes, Fehr Graham Engineering

Previous discussion: 1/23/19

Recommendation: Review and set a date of public hearing.

P&Z Action: Review and set a date of public hearing for the February 27 P&Z meeting

4. **Rezoning from A-1 to RP – SE Corner of Union Road and West 12th Street**

Location: SE Corner of Union Road and West 12th Street

Applicant: Brent Dahlstrom, Owner; NewAldaya Lifescapes, Fehr Graham Engineering

Previous discussion: 1/23/19

Recommendation: Review and set a date of public hearing.

P&Z Action: Review and set a date of public hearing for the February 27 P&Z meeting

5. **Greenhill Village Townhomes II Preliminary Plat**

Location: 5.3 acres southeast of the Greenhill Road and Hudson Road intersection

Applicant: Panther Farms LLC – owner; CGA Engineers – Civil Engineer

Previous discussion: 1/23/19

Recommendation: Recommend Approval.

P&Z Action: Review and make a recommendation to City Council

6. **Greenhill Village Townhomes II Site Plan**

Location: Lot 1 in the proposed Greenhill Village Townhomes II Subdivision

Applicant: Panther Farms LLC – owner; CGA Engineers – Civil Engineer

Previous discussion: 1/23/19

Recommendation: Recommend Approval.

P&Z Action: Review and make a recommendation to City Council (Note: This item will not be placed on the City Council agenda until a Final Plat is approved).

New Business

7. Nomination and Election of Officers

Commission Updates

Adjournment

Reminders: