

**MINUTES OF THE REGULAR MEETING OF THE COLUMBIA PLAN COMMISSION
OF THE CITY OF COLUMBIA, ILLINOIS HELD MONDAY,
OCTOBER 23, 2017 IN THE CITY HALL AUDITORIUM**

1. CALL TO ORDER

The Plan Commission meeting of the City of Columbia, Illinois held Monday, October 23, 2017 was called to order by Chairman Bill Seibel at 6:30 P.M.

2. ROLL CALL

Upon roll call, the following members were:

Present: Chairman Bill Seibel and Commissioners Russell Horsley, Virgil Mueller, Caren Burggraf, Karin Callis, Tony Murphy and Doug Garmer.

Absent: Commissioner Amy Mistler and Gene Bergmann.

Quorum Present.

Administrative Staff Present: Director of Community Development Emily Fultz, and Accounting/Clerical Assistant Sandy Garmer.

Administrative Staff Absent: None.

Guests present: None.

3. APPROVAL OF PLAN COMMISSION MINUTES OF MONDAY, OCTOBER 9, 2017

The minutes of the Monday, October 9, 2017 Plan Commission Meeting were submitted for approval.

A. MOTION:

It was moved by Commissioner Doug Garmer and seconded by Commissioner Virgil Mueller to approve the minutes of the Monday, October 9, 2017 Plan Commission Meeting as presented and on file at City Hall. On roll call vote, all Commissioners present voted yes. **MOTION CARRIED.**

4. NEW BUSINESS

A. None.

5. OLD BUSINESS

A. Subdivision Code Revisions

Director of Community Development Emily Fultz opened the discussion by referring to the Subdivision Code Update memorandum distributed in the Plan Commission packet and reviewing in detail the Introduction, Overview of Major Changes Proposed to Code and Next Steps. Emily distributed the Greenspace Analysis memorandum to the Plan Commissioners and explained the City Council would also be discussing the memo in the Committee meeting this evening. The background and research information on the greenspace topic was reviewed by Emily, including the following comparison tables: Columbia Parks Acreage per Population, Park Acres per 1,000 Population for Communities with <20,000 and Number of Residents per Park for Communities with <20,000. In conclusion of the review of the data presented, Emily recommended omitting a greenspace requirement from the subdivision code at this time and there was a general consensus of the recommendation. The following discussion during the review of the memorandums included:

- review of the greenspace requirement when updating the Comprehensive Plan
- potential method (in house or contracted) and timeline of addressing the Comprehensive Plan
- definition of active and passive greenspace and uses
- suggestion to add language to subdivision code to require buffer along drainage ways
- supporting the community trail network in the subdivision planning process
- reminder of current Explore Columbia Plan (comprehensive alternative transportation plan)
- questions on what is considered obstructions from utility and drainage easements
- whether requirement of ten (10) foot easement around the entire lot is necessary
- reference to “tree ordinance” (originally drafted August 15, 2007, Appendix C, Landscape Requirements)

Emily concluded the discussion by saying a full draft of the updated subdivision code will be shared with the Plan Commission in the near future and if there were any questions or concerns to please let her know.

6. STAFF REPORTS

- A. Emily distributed a handout of the St. Louis Regional Freightway overview of the 2017 Multimodal Transportation Project List Improving the Multitmodal Transportation Network Projects and Improving Access to the Multimodal Transportation Network Project and explained the projects are pending approval from regional development authorities and concurrence of what the major projects are for this region. An email describing the details of the various project priorities was forwarded to the Plan Commissioners prior to this meeting.
- B. Other topics updated briefly by Emily included: (a) the availability of UMSL courses if anyone is interested; (b) the Walnut Ridge development will be discussed in the near future since the additional acreage will need to be included as a separate agreement that references the original concept plan; and (c) the annexation discussion will be continued in

this evening's Committee meeting following the receipt of the letters sent to the property owners stating the city would allow a waiver of a water and /or sanitary sewer tap-in fees associated with the connection of the lines, once service becomes available.

Commissioners Tony Murphy and Doug Garmer attended the first UMSL course on October 12 and both had positive comments on the course.

7. **PUBLIC INPUT**

A. None.

8. **MEETING ADJOURNED**

Since there was no further business to discuss, Chairman Seibel entertained a motion to adjourn.

MOTION:

Motion was made by Commissioner Doug Garmer and seconded by Commissioner Virgil Mueller to adjourn the Regular Meeting of the Columbia Plan Commission held Monday, October 23, 2017 at 7:20 P.M. On roll call vote, all Commissioners present voted yes.

MOTION CARRIED.

* Bill Seibel, Chairman

* Karin Callis, Acting Secretary

* Minutes by Sandy Garmer, Accounting/Clerical Assistant

* Signed approved copies of the minutes and attachments are available in the Clerk's Office.