

2. LAND USE ITEMS FOR DISCUSSION AND POSSIBLE ACTION:

- c. MPower, Inc., **MAP AMENDMENT (REZONING) (PZ.17.2231)**, requesting review and approval of a Map Amendment to rezone property addressed as 316 S. Stallard Street from P (Public) to O (Office). **Evans**

Patty Evans, Planner II, presents staff's report and findings.

Patty asks if there are any questions. Commissioner Ross asks if the C3 plan had it zoned public because when it was established the property was still a school. Patty confirms.

Chair Rickelman opens the public hearing and asks if there is anyone who would like to speak in favor of the item; none respond.

Chair Rickelman asks if there is anyone who would like to speak in opposition.

Sherry James, 309 S. Doty Street, comes to speak on the following:

- Property owner to the east of the proposed rezoning.
- States she is not sure if she is for or against the rezoning but wishes to state her concern which is a drainage issue that she believes is caused by the school property.

Chair Rickelman asks if there is anyone else who would like to speak in opposition; none respond. Chair Rickelman closes the public hearing and asks for staff's alternatives.

Patty presents alternatives, which are:

1. Accept findings and recommend that the City Council approve the proposed map amendment as presented.
2. Find that the map amendment is not an appropriate use for the property based upon the impacts to the surrounding vicinity and do not recommend that the City Council approve the map amendment.
3. Find that additional information or discussion is needed prior to making a recommendation and table the request to a certain date.

Commissioner Ross states that the proposed use seems compatible.

Commissioner Buchert addresses the public comment of drainage concern and states that the Planning Commission recommendation to rezone or not will have no impact on the drainage in any way.

**Commissioner Buchert moved, Vice-Chair Ross seconded to accept findings and recommend that the City Council approve the proposed Map Amendment as presented.**

Roll call:	Rickelman	Ross	Lane	Buchert	Wilkins	Vacant	Vacant
	Yes	Yes	Yes	Yes	Absent	-	-

*Time: 6 minutes*