

REGULAR MEETING OF THE CITY COMMISSION
December 8, 2008

The meeting of the Winter Park City Commission was called to order by Mayor David Strong at 3:30 p.m. in the Commission Chambers, 401 Park Avenue South, Winter Park, Florida.

The invocation was given by Pastor Jeff Fair, Aloma Baptist Church, followed by the Pledge of Allegiance.

Members present:

Mayor David Strong
Commissioner Margie Bridges
Commissioner Phil Anderson
Commissioner Beth Dillaha
Commissioner Karen Diebel (via phone)

Also present:

City Manager Randy Knight
City Attorney Trippe Cheek
City Clerk Cynthia Bonham
Deputy City Clerk Nancy McLean

Mayor's Report:

- a) Board appointment – Environmental Review Board (due to resignation of Linda Jennings).

Mayor Strong nominated Rob Smith for the Environmental Review Board (ERB). **Motion made by Commissioner Bridges to approve the board appointment; seconded by Commissioner Dillaha and carried unanimously with a 5-0 vote.**

Non Agenda Item

Mayor Strong introduced Alice Laughlin as the honorary Mayor in the 56th annual Winter Park Christmas parade last week.

- b) Presentation of the 2008 resident survey results.

Phillp Downs, Kerr & Downs Research Senior Partner, presented the results for the 2008 Resident Survey. He spoke about the study objectives; study methods, time line, executive summary, observations and recommendations, and the demographics. Mr. Downs answered questions and stated that their final report is due December 12.

Action Items:

- a) Approve the Neighborhood Council Matching Grant recommendations for the Fall 2008 cycle.
- b) Approve the award of IFB-8-2009 Purchase of Electrical Materials for Lakemont and Osceola Projects to Gresco Utility Supply, Inc.; \$43,777.88.
- c) Approve the request of the Winter Park Sidewalk Art Festival 50th Committee to fly a banner across Park Avenue for three weeks prior the Sidewalk Art Festival.
PULLED FOR DISCUSSION. SEE BELOW.
- d) Approve budget adjustment carrying forward \$83,256 in funding budgeted for various City facility projects.

- e) Approve budget adjustment rolling over \$9,959,478 in capital project budget balances from FY 2008 to FY 2009. **PULLED FOR DISCUSSION. SEE BELOW.**
- f) Approval of the Interlocal Agreement with Lynx to install and operate bus shelters within Winter Park and allow plaque advertising on the shelters and amenities.
- g) Approval of a temporary motorized vehicle for-hire permit to O-Cartz to start a pilot "green" transportation program in Winter Park.
- h) Appeal to remove a Live Oak tree located at 1411 Via Tuscany.
- i) Approve the Business Recognition Award Program.
- j) Approve the amended interlocal agreement for Public School Facility Planning and Implementation of Concurrency. **PULLED FOR DISCUSSION. SEE BELOW.**
- k) Approve the prioritization for Federal funding requests. **PULLED FOR DISCUSSION. SEE BELOW.**
- l) Discuss closing City Hall on December 26. **PULLED FOR DISCUSSION. SEE BELOW.**

Mayor Strong announced that Action Item b) was pulled from the agenda. **Motion made by Commissioner Anderson to approve Action Items a, d, f, g, h and i; seconded by Commissioner Dillaha.** Commissioner Anderson disclosed (item h) that he is a minority stockholder in one of the companies with which the petitioner is on the board. **The motion carried unanimously with a 5-0 vote.**

The following Action Items were pulled for discussion c, e, j, k and l. Mayor Strong announced that item j) would be discussed first due to scheduling issues.

Action Item j): Approve the amended interlocal agreement for Public School Facility Planning and Implementation of Concurrency.

Planning Director Jeff Briggs explained that the amended interlocal agreement provides for the consistent and coordinated implementation of school concurrency and school facility planning among and between the School Board, Orange County and Orange County municipalities. He added that it is a requirement for the comprehensive plan and for compliance with the State.

He explained that before developers come before P&Z or the City Commission they need to check in with the School Board and (with capacity) will receive the capacity reservation to move forward. However, without capacity they will enter into a Capacity Enhancement Agreement which means the developer will pay more of an impact fee of what the classrooms actually cost than the current impact fee structure.

He stated that the Commission received information at the last meeting from the Homebuilder's Association of MetroPlan Orlando and they have been philosophically different from others in their view of concurrency and its implementation. He explained those issues have been vetted through this process via the Technical Planning Committee, Legal Committee and the Political Committee. Commissioner Anderson asked if it is common to have an expiration or sunset provision in these types of agreements. Mr. Briggs commented that they could do a continual renewable rollover provision and if something happens they can deal with it.

Motion made by Commissioner Anderson to approve the amended interlocal agreement for public school facility planning and implementation of concurrency with the addition of some kind of sunset or the ability to terminate the agreement and leave counsel the opportunity to negotiate that provision; seconded by Mayor Strong for discussion.

Attorney Cheek voiced concerns that this interlocal agreement is the same form document that will be entered into by all the municipalities and the School Board. He stated they are required to have an interlocal agreement as part of the comprehensive planning process and believed the School Board would not look favorably upon us wanting our provision to be different than everyone else. He commented that if they approve this and have a problem then they could pass a resolution and this can start the process to withdraw.

Mr. Briggs stated the only way out is if school concurrency is abandoned as a concept by the Legislature. Commissioner Bridges' only concern about the motion was that she did not want to do anything to hinder the adoption of the comprehensive plan. Commissioner Anderson asked for an evergreen provision with a ten year term and an automatic renewal unless the parties call for a renegotiation. **Motion amended by Commissioner Anderson to add "subject to an evergreen provision acceptable to our counsel and School Board." Mayor Strong agreed. The motion with amendment carried unanimously with a 5-0 vote.**

Action Item c): Approve the request of the Winter Park Sidewalk Art Festival 50th Committee to fly a banner across Park Avenue for three weeks prior the Sidewalk Art Festival.

Alice Moulton, Winter Park Sidewalk Art Festival 50th Committee, stated that she originally requested approval to fly a banner across Park Avenue for three weeks prior to the Sidewalk Art Festival but now believes it will not work. She found an alternate location that would make for a better display in the park near the corner of Park Avenue and Morse Boulevard. She asked to revise her request to that particular location as opposed to across the street. Ms. Moulton answered questions.

Parks and Recreation Director John Holland stated that staff has no objection but recommends (if approved) a policy be established to control future requests. Commissioner Dillaha commented that since this is a unique event it could be a onetime allowance and suggested the Parks Board review it. She added that she is fine with the Board deciding the action and it does not need to come back to the Commission.

Motion made by Commissioner Bridges to approve the placement of the banner in the park, subject to the approval of the Parks Board; seconded by Commissioner Dillaha. The motion carried unanimously with a 5-0 vote.

Action Item e): Approve budget adjustment rolling over \$9,959,478 in capital project budget balances from FY 2008 to FY 2009.

Commissioner Anderson asked that three projects be put on hold to include the quiet zones for railroad crossings; (three) GIS projects; and form based code. He explained that he would like a hold placed on the first two until they get through the bond reissues and are underway with the meter reading project. Mayor Strong agreed with the quiet zones. City Manager Knight and staff answered questions on the carry forward capital projects (September 30, 2008).

Commissioner Anderson suggested a 6-12 month hold with the ability for the City Manager to come back to the Commission and ask for an earlier release. Commissioner Diebel commented that if Mr. Knight needs to commence a project prior to a bond issue then he could place it on the agenda versus putting a moratorium on the funds. Mr. Knight agreed with Commissioner Diebel that it be frozen and come back to the Commission for approval to spend that money.

Motion made by Commissioner Anderson to approve this budget adjustment, subject to coming back to the Commission before monies are spent on those three projects of the quiet zones, GIS projects and the form based code; seconded by Commissioner Bridges. The motion carried unanimously with a 5-0 vote.

Action Item k): Approve the prioritization for Federal funding requests.

Building Director George Wiggins provided the Commission an email regarding the Commission's input on their priority list of various projects that will be submitted for Federal funding. Commissioner Anderson had questions regarding the Lee Road extension component and was uncomfortable making it part of this request. Commissioner Bridges commented that the numeric rating of her priority list was based in part that it would involve the City of Maitland or the City of Oviedo. City Manager Knight explained that they contacted these cities however, Maitland was still working on their priorities and Oviedo wanted to widen Aloma Avenue. He stated that none of the projects seem to cross with anything that Winter Park is doing. He added that staff will continue to work with Maitland as they prepare their list and see if there are any joint projects that make sense.

Motion made by Commissioner Bridges to identify Fairbanks Avenue, Interconnection of traffic signals, the Community Center and the bike/pedestrian plan implementation as our four priorities and are prioritized as stated; seconded by Commissioner Dillaha. The motion carried unanimously with a 5-0 vote.

Action Item l): Discuss closing City Hall on December 26.

Motion made by Commissioner Diebel to approve the staff recommendation not to close City Hall on December 26; seconded by Commissioner Anderson. The motion carried unanimously with a 5-0 vote.

Public Hearings:

- a) ORDINANCE NO. 2755-08: AN ORDINANCE OF THE CITY OF WINTER PARK, FLORIDA RELATING TO WATERWAYS; AMENDING SECTION 114-1-DEFINITIONS; AMENDING SECTION 114-6 TO ADOPT STATE CODE RELATING TO SHORELINE OR WATERFRONT VEGETATION REMOVAL, TO INCREASE PENALTY FOR REMOVAL OF VEGETATION WITHOUT PERMIT, UPDATING STATE NAMED DEPARTMENT FROM DEPARTMENT OF NATURAL RESOURCES TO DEPARTMENT OF ENVIRONMENTAL PROTECTION, MODIFYING THE CONSTRUCTION OF RETAINING WALLS, SEA WALLS AND REVETMENTS; PROVIDING AN EFFECTIVE DATE. Second Reading

Attorney Cheek read the ordinance by title. No public comments were made.

Motion made by Commissioner Dillaha to adopt the ordinance; seconded by Commissioner Anderson. Upon a roll call vote, Mayor Strong and Commissioners Bridges, Anderson, Dillaha and Diebel voted yes. The motion carried with a 5-0 vote.

- b) AN ORDINANCE OF THE CITY OF WINTER PARK, FLORIDA RELATING TO TRAFFIC LIGHT SAFETY; ADDING A NEW ARTICLE VI TO CHAPTER 98 OF THE CODE OF ORDINANCES OF THE CITY OF WINTER PARK ENTITLED "TRAFFIC LIGHT SAFETY ACT"; PROVIDING DEFINITIONS, INTRODUCTORY PERIOD, NOTICE OF VIOLATION/INFRACTION, APPEAL PROCEDURE; PENALTIES; EXCEPTIONS; PROVIDING FOR EXCEPTIONS; PROVIDING AN EFFECTIVE DATE. First Reading

Attorney Cheek read the ordinance by title. Police Chief Ball commented that there was a State law pending regarding this issue but the State Legislature did not take action or pass a State law. He explained that since that time, several communities have adopted City ordinances regarding the use of red light cameras at certain intersections within municipal boundaries. He asked the Commission to adopt this as they are seeking voluntary compliance with red lights to reduce accidents at intersections that have the highest number of violations occurring. He stated they have studied ordinances drafted by other communities and mirrored our ordinance with those that have already been adopted. He explained that in reviewing the statistical data from those communities with these ordinances they received a significant reduction in the number of violations occurring at those intersections where camera technology is being used. He commented that if approved, staff will issue a Request for Proposal to select a vendor for the equipment and software, perform the financial analysis and work out the details of establishing a hearing officer. Chief Ball answered questions.

Joe Terranova, 700 Melrose Avenue, spoke in favor of the ordinance.

Bob Stoccardo, 1949 Strathaven Road, spoke in favor of the ordinance and believed that State Road 436 and Aloma Avenue should be one of the priority intersections for red light cameras.

Motion made by Commissioner Bridges to accept the ordinance on first reading; seconded by Commissioner Dillaha. Upon a roll call vote, Mayor Strong and Commissioners Bridges, Anderson, Dillaha and Diebel voted yes. The motion carried unanimously with a 5-0 vote.

- c) AN ORDINANCE OF THE CITY OF WINTER PARK, FLORIDA PROPOSING AN AMENDMENT TO THE CITY CHARTER OF THE CITY OF WINTER PARK, FLORIDA BY AMENDING SECTIONS 1.02, 2.04, 2.08 (b), 3.03, 3.04 (d) AND (e) OF THE CHARTER; PROVIDING A BALLOT TITLE AND WORDING FOR THE SUBSTANCE OF THE PROPOSED AMENDMENTS; PROVIDING FOR REFERENDUM BY THE ELECTORS OF THE CITY OF WINTER PARK FOR APPROVAL OR REJECTION OF THE CHARTER AMENDMENT PROPOSALS; PROVIDING AN EFFECTIVE DATE. First Reading

City Manager Knight explained these are "clean up items" in the Charter. He stated the second reading will be in January and this will be on the March 2009 ballot along with the Mayoral election.

Carolyn Cooper, 1047 McKean Circle, asked for further explanation of the changes being made. Mr. Knight and Attorney Cheek explained the six proposed changes in more detail. Mr. Knight

added that at the next meeting the specific ballot language will come before the Commission for their approval.

Motion made by Commissioner Anderson to accept the ordinance on first reading; seconded by Commissioner Dillaha. Upon a roll call vote, Mayor Strong and Commissioners Bridges, Anderson, Dillaha and Diebel voted yes. The motion carried unanimously with a 5-0 vote.

- d) RESOLUTION NO. 2018-08: A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF WINTER PARK, FLORIDA, ADOPTING THE 2008 WINTER PARK EVALUATION AND APPRAISAL REPORT FOR THE EXISTING 1991 COMPREHENSIVE PLAN; STATING THE INTENT OF THE WINTER PARK CITY COMMISSION TO AMEND THE EXISTING 1991 COMPREHENSIVE PLAN BASED UPON RECOMMENDATIONS CONTAINED IN THE REPORT AND APPROVING TRANSMITTAL OF THE REPORT TO THE FLORIDA DEPARTMENT OF COMMUNITY AFFAIRS IN ACCORDANCE WITH SECTION 163.3191, FLORIDA STATUTES.

Attorney Cheek read the resolution by title. Planning Director Jeff Briggs stated that in August of 2008 they transmitted the comprehensive plan to the State Department of Community Affairs (DCA) and their new 2008 comprehensive plan submission is undergoing the review via the ORC and modifications. He commented that another evaluation and appraisal report is due in December 2008. He stated they put together this document that outlines they will prepare and transmit a comprehensive plan. He added that this is not a policy document; it is illustrating the things that have changed in the City and why the comprehensive plan needs to be readopted. He stated that P&Z reviewed it last week who provided productive comments and changes were made. He addressed having gone through the procedures and hopefully will find themselves with a sufficient document when DCA reviews it.

Commissioner Diebel asked if there was anything in the EAR that references residential buildings codes. Mr. Briggs responded that there was not, but there was discussion about the need to do it and it being an ongoing process.

Motion made by Commissioner Dillaha to adopt the resolution; seconded by Commissioner Bridges. Upon a roll call vote, Mayor Strong and Commissioners Bridges, Anderson, and Dillaha voted yes. Commissioner Diebel voted no. The motion carried with a 4-1 vote.

- c) ORDINANCE NO. 2756-08: AN EMERGENCY ORDINANCE OF THE CITY OF WINTER PARK, FLORIDA, AMENDING CHAPTER 10 "ALCOHOLIC BEVERAGES" SECTION 10-33 "HOURS OF SALE" SO AS TO AMEND THE HOURS OF SALE AND CONSUMPTION OF ALCOHOLIC BEVERAGES ONLY FOR DECEMBER 31ST NEW YEAR'S EVE.

Attorney Cheek read the ordinance by title. Planning Director Jeff Briggs explained that the Hannibal Square neighborhood establishments are limited to 11:00 p.m. weekdays and 12:00 a.m. on weekends. He stated this emergency ordinance will allow establishments to be open until 1:00 a.m. due to New Year's Eve. He added that they did this last year and may need to put it permanently in the code. Mr. Briggs and City Manager Knight answered questions.

Lurline Fletcher, 790 Lyman Avenue, opposed extending the hours of sale and consumption of alcoholic beverages.

April Kirsheman, on behalf of St. Michael Limited, spoke in favor of the ordinance and reported that last year there were no complaints or incidents as a result of the extension of hours.

Vincent Gagliano, Chez Vincent Restaurant, 533 W. New England Avenue, asked that his business hours of operation be extended.

Joe Terranova, 700 Melrose Avenue, spoke in favor of the ordinance and urged the Commission to support it.

Motion made by Commissioner Anderson to adopt the emergency ordinance; seconded by Commissioner Dillaha. Commissioner Anderson stated he spoke to Mr. Knight and confirmed that last year there were no significant repercussions. **Upon a roll call vote, Mayor Strong and Commissioners Bridges, Anderson, Dillaha and Diebel voted yes. The motion carried unanimously with a 5-0 vote.**

City Attorney's Report:

Commissioner Bridges addressed the earlier work session where she inquired about the status of the memorandum of understandings for the Friends of Mead Gardens and Friends of Fleet Peeples. Mr. Holland explained the memorandum of understanding for Friends of Mead Garden will be on the Parks and Recreation agenda. Mayor Strong suggested that each Commissioner communicate with Mr. Holland about their thoughts for the Parks Board to consider in this memorandum concerning performance standards and/or timeframes. Commissioner Dillaha stated that the Parks Board can discuss this and then come back to the Commission.

Attorney Cheek commented that there could be a standard type of provision that gives the City the right to evaluate whether the organization is meeting its commitments to the City as agreed on a regular basis. He added that he could have that ready before the next meeting and move forward. There was consensus for Attorney Cheek to proceed.

Non-Action Items:

- a) City Manager's Report.

City Manager Knight provided updates on the bond financing, Villa View Park, and the Fire Union. Mr. Briggs answered questions on the parking study update.

New Business (Public):

1. Lurline Fletcher, 790 Lyman Avenue, spoke against the asphalt being used at the Mount Moriah parking lot and against extending the hours of sale and consumption of alcoholic beverages on New Year's Eve.
2. Joe Terranova, 700 Melrose Avenue, spoke about Chez Vincent's request of extending the hours of operation and believed it should be looked at again. He stated they were not talking about converting restaurants into bars after a certain hour and should be on a trial basis.

He did not believe that Hannibal Square restaurant owners should be penalized and the hours should be the same as other establishments throughout the City.

3. Alice Laughlin, 719 Via Contessa, spoke in favor of extending the hours for businesses.

4. Vincent Gagliano, Chez Vincent Restaurant, 533 W. New England Avenue, agreed with extending the operating hours for businesses.

5. April Kirsheman, on behalf of St. Michael Limited, asked the Commission to facilitate a project at 354 East Hannibal Square regarding the rebuilding of a convenient store from one side of the road to the other. She stated they have a foundation permit issued for this property but it cannot be built until the new comprehensive plan is in place, then the Building Department can issue the vertical permit. She asked for a mechanism to allow them to issue that permit because she fears they will lose their financing. She explained the comprehensive plan entitles them to the zoning they need to build this building.

Building Director George Wiggins explained they can allow vertical construction that complies with the current R-3 zoning but until the ordinance is changed to the C-2 zoning to allow the development they are proposing he cannot authorize legal vertical construction in violation of our current code. Ms. Kirsheman expressed they cannot build an R-3 building and have it be in compliance with what has been adopted. Mr. Wiggins suggested that staff confer with Ms. Kirsheman and see if there is any type of interim ordinances that can be created to allow the vertical construction to comply with both the existing code and what will take place after the comprehensive plan is adopted. Ms. Kirsheman agreed.

6. Beth Lewis, adjacent owner to Villa View Park, 1241 Oaks Boulevard, objected to a six foot concrete stucco wall being built along the side of her house. It was her understanding that there was going to be a black wrought iron fence with shrubbery and greenery and brick posts every six feet. She voiced concerns that the view from the two bedroom side windows would be the wall (showed pictures) and air flow will be cut off to the large tree in the back yard. She asked the Commission to consider an alternative to the wall.

Shay Silver, 735 Pansy Avenue, spoke in favor of the wall being built and stated they are conforming to code. She also read a letter written by Michelle Rodriguez regarding the process they have gone through for Villa View Park and urged the Commission to move forward with the build out.

Shelly Silver, 735 Pansy Avenue, stated the plans have been approved and they need to move forward.

Betty Talon, 1170 Kenwood Avenue, asked the City to follow through with the park and spoke in favor of having the park somewhat enclosed with the wall.

Randy Lewis, 1241 Oaks Boulevard, expressed that they did not see the wall rendering and realtors have told them this will affect the value of their property. He stated that he has seen walls that are not maintained and it will devalue his property.

Parks and Recreation Director John Holland stated the City wants to be a good neighbor and explained that the design of the park incorporates the wall as a feature within the park. He presented an illustration and explained that he spoke to Ms. Lewis about other options but told

her it would still be a wall. He stated the project is underway and it will be a visual park with extensive landscaping, a fountain in the middle, and the tree covering. He added that the wall will create privacy and be considered more of a benefit than a deterrent and it will be maintained by the City. He commented that it is usually a common practice to screen parks from private residential areas. He asked the Commission for guidance and stated they will either make changes with their direction or continue with the plan as is. Mr. Holland answered questions.

Betty Talon, 1170 Kenwood Avenue, spoke about the design of the park and that the wall is for privacy for both the neighbors and the people in the park.

Mayor Strong commented that if a house was being built there could be a wall. He stated it is something that could be there in any circumstance and believed they were revisiting something that staff already spent a lot of time on and this was not a matter for the Commission to go over again. He stated he had no objection if staff wants to find a compromise that everyone can live with and is confident with whatever staff decides. Commissioner Dillaha commented that it is a neighborhood park and it would be great to find resolution that works for everyone.

Mr. Holland recommended the wall be 6 foot high to a point just past the rear of the house, five (5) foot high to the front porch, then a four (4) foot high wrought iron fence to the sidewalk. Mayor Strong suggested they give staff the authority to complete the design and construct it as they feel most appropriate, after having explored possible compromises. There was consensus on the directive to staff.

New Business (City Commission):

1. Commuter rail follow up discussion of the December 1 work session.

Commissioner Dillaha commented that she wanted to follow up with Mr. Bellows presentation on commuter rail from the December 1 work session, but realized there was nothing to discuss about his proposal given that there is no project that exists there right now.

2. Commissioner Anderson commented that he wanted to have a casual work session with Mr. Bellows to speak about the Home Acres project. Commissioner Bridges believed that the work session with Mr. Bellows will also help facilitate an understanding of the commuter rail/electric infrastructure discussion.

3. Commissioner Anderson commented that there will be a work session on December 15 to discuss the CRA and possibly discuss people's different perceptions of a pilot program for the merchants.

4. Commissioner Anderson asked for a staff report on Fleet Peoples Park and to look at the maintenance and operation, if it meets our environmental issues, and if the people using it are being respectful of the property, etc. Mr. Holland explained that on December 10 the Parks and Recreation Board will set a date to discuss that issue. Mayor Strong asked they be informed so they can attend, if they choose.

5. Commissioner Bridges asked that the economic development information also be included on the December 15 work session discussion.

6. Commissioner Dillaha asked about considering drafting a resolution for the next meeting to go to Tallahassee regarding using cell phones and sending text messages while driving. Mayor Strong stated he would like to hear staff's input before they draft anything.

7. Commissioner Dillaha commented that she attended the last MetroPlan meeting who had an updated report on dedicated funding. She will provide that to the Commission.

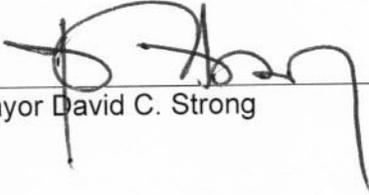
8. Commissioner Diebel commented that from our survey results there is no clear mandate to take up any revision in the residential building codes and would like the Commission to consider re-diverting Planning and Zoning and staff resources away from those discussions until the comprehensive plan is adopted.

Building Director George Wiggins explained he has contacted a consultant and is waiting to hear a proposal for a Residential Code work session in January. He stated they need to proceed in a timely manner because there is an exact Floor Area Ratio (FAR) that is dictated at 38% within the proposed comprehensive plan. He stated that whether or not there are any modifications it would be helpful to have this work session in advance of the adoption of the comprehensive plan.

Commissioner Diebel reiterated that she would like to defer these discussions so that the comprehensive plan can be adopted in a timely manner. Mr. Briggs explained that right now the rules permit under the alternate 43% FAR and the Commission in the comprehensive plan put 38% pending whether to keep it 38% or 43% by the time they adopt the comprehensive plan. He stated if they go forward as it is written now at 38% they will not be able to issue a building permit up to 43% even though the zoning will say that. Commissioner Diebel commented that her motion for consideration at the next meeting will be to repeal what was adopted with this one element and stay with the 43% until we can appropriately consider both the consultants work and the communities input.

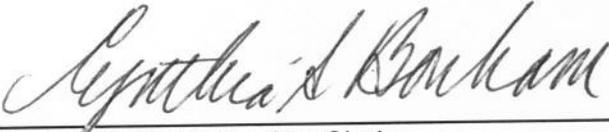
Peter Weldon, 700 Via Lombardy, stated he agreed with the process of reviewing the residential codes and supports Commissioner Diebel's suggestion that they consider changing the comprehensive plan from 38% to 43% so that it is consistent with our current code structure.

The meeting adjourned at 7:19 p.m.



Mayor David C. Strong

ATTEST:



Cynthia S. Bonham, City Clerk