



Provo City Planning Commission

Report of Action

September 12, 2019

Item 6* The Provo City Community Development Department requests amendments to Section 14.34.295 Downtown Development Design Standards to clarify architectural requirements in the Downtown Zones, Joaquin, Maeser, Franklin, and Timp Neighborhoods. Robert Mills (801) 852-6407 16-00050A

The following action was taken by the Planning Commission on the above described item at its regular meeting of September 11, 2019:

Recommend Approval

On a vote of 6:0, the Planning Commission recommended the Municipal Council approve the item following additional consideration by the development community.

Motion By: Maria Winden

Second By: Russell Phillips

Votes in Favor of Motion: Shannon Ellsworth, Debora Jensen, Robert Knudsen, Russell Phillips, Laurie Urquiaga, and Maria Winden

Deborah Jensen was present as Chair.

STAFF PRESENTATION

The Staff Report to the Planning Commission provides details of the facts of the case and the Staff's analysis, conclusions, and recommendations. Key points addressed in the Staff's presentation to the Planning Commission included the following:

- The proposed standards represent a significant change from the adopted standards; however, they will hopefully be easier to navigate.
- Only minor revisions have been added since the last Planning Commission meeting.

NEIGHBORHOOD AND PUBLIC COMMENT

- A representative from Public Works expressed concern regarding zero setback standards. Comments were noted.

PLANNING COMMISSION DISCUSSION

Key points discussed by the Planning Commission included the following:

- Discussion was brief among the commissioners and was supportive of the amendments.



Planning Commission Chair



Director of Development Services

See Key Land Use Policies of the Provo City General Plan, applicable Titles of the Provo City Code, and the Staff Report to the Planning Commission for further detailed information. The Staff Report is a part of the record of the decision of this item. Where findings of the Planning Commission differ from findings of Staff, those will be noted in this Report of Action.

Legislative items are noted with an asterisk (*) and require legislative action by the Municipal Council following a public hearing; the Planning Commission provides an advisory recommendation to the Municipal Council following a public hearing.

Administrative decisions of the Planning Commission (items not marked with an asterisk) **may be appealed** by submitting an application/notice of appeal, with the required application and noticing fees, to the Community Development Department, 330 West 100 South, Provo, Utah, **within fourteen (14) calendar days of the Planning Commission's decision** (Provo City office hours are Monday through Thursday, 7:00 a.m. to 6:00 p.m.).

BUILDING PERMITS MUST BE OBTAINED BEFORE CONSTRUCTION BEGINS