

## READING PLANNING COMMISSION

### CITY OF READING

March 20, 2017

Present: Chad Penney, Christine Gollnick, Betty Blount, Warren Bartels. Absent: Chuck Hartshorn, Emma Everett. Also present: Ben Wheeler. Chad called the meeting to order at 7:06 p.m. Chris made a motion, seconded by Betty, to approve the January 23<sup>rd</sup> minutes. Motion carried 4-0. The agenda was accepted as presented.

OLD BUSINESS: It was noted that the downtown trash receptacles had been missing because they had been out being refurbished. They are now back around downtown.

Ben will get new copies of the Zoning Ordinance booklets and the Master Plan (2000) booklets to members that need them. There have been amendments in the Zoning Ordinance booklets. Hopefully we will all have the latest, up-to-date version. In conjunction with this review, Betty brought up a concern about various downtown (Central Business District B-2) buildings being used just for storage. There is no permitted use for storage mentioned in the B-2 district. There is no active business in them either. After discussing this situation, Warren made a motion, seconded by Betty, to have the City/and or the City Attorney check into the acceptability of nonconforming storage uses in the Central Business district (B-2) concerning various buildings that are not currently being used as active retail establishments. Motion carried 4-0.

Ben shared information and maps of the Historic Overlay District and the City's Zoning Districts. The extent of the Overlay District with reference to the Central Business District was discussed, especially concerning the northern and southern ends of the Central Business District not being encompassed by the Overlay. After considerable discussion about the impact of matching the two on these ends, Chris made a motion, seconded by Betty, to recommend amending the Historic Overlay District to encompass the entire Central Business District (B-2). In addition, a new provision will be added to the Historic Overlay District, Article 3, Section 308.5 A 4, stating that residential dwellings currently in the B-2 district shall not be restricted to Historic Overlay regulations. Motion carried 4-0. There was some question as to whether the Zoning District map was up-to-date in the Martin Street area. Ben and any members will research minutes for possible past adjustments made in that area.

NEW BUSINESS: A Compliance permit has been issued to Isaman, (#2017-1), 217 West State Street, for a fence. Our next meeting is scheduled for May 15, 2017. Chris made a motion, seconded by Betty, to adjourn at 8:41. Motion carried 4-0.