

7-23-18 P&D Observer Report

Committee: P&D Committee
EvNow)

Observer: Jessica Feldman (by TV &

Meeting began: 7:07pm

Meeting Ended: 7:30pm

Committee Members: All except Wilson.

Staff Present: Committee Staff: Johanna Leonard (couldn't see any other)

Media Present: couldn't see.

Citizen Comment: Citizen comment is included under the discussion of each Ordinance.

III.

For Action

(P1) Vacation Rental License for 2001 Orrington Avenue

The Vacation Rental meets all of the Standards and Procedures for license approval. Following public comment at the P and D Committee and in a neighborhood meeting, a Memorandum of Understanding (MOU) has been drafted to address concerns from neighboring property owners. Approval of the Vacation Rental License can be conditioned upon execution of the MOU. Approved.

(P2) Vacation Rental License for 615 Central Street

The Vacation Rental meets all of the Standards and Procedures for license. Approved

For Introduction

(P3) Ordinance 40-O-18. Amending Subsection 6-4-1-9(B)(1) of the City Code, "Permitted Obstructions in Required Yards: General Provisions"

The Plan Commission and staff recommend approval of Ordinance 40-O-18 to amend the Zoning Ordinance to reduce the required front yard setback for open porches in order to allow front porches with a usable depth without the need for zoning relief. Approved 5 – 1 (Ald. Suffredin voted no)

(P4) Ordinance 81-O-18 Granting Major Zoning Relief to Establish a The Dwelling Unit in an Existing Two-Family Residence at 1822 Lyons Street

City staff and the Zoning Board of Appeals recommend adoption The applicant has complied with all zoning requirements and meets all of the standards for variation for this district. Approved

P5) Ordinance 77-O-18 Granting Major Zoning Relief to Eliminate Parking and Add Fencing for Firehouse Grill at 750 Chicago Avenue

City staff and the Zoning Board of Appeals recommend adoption of Ordinance 77- O-18 granting major zoning relief to eliminate one ADA parking stall (with one remaining) and install a 3' tall fence (planter box) fronting Chicago Ave., and denying major zoning relief to install an 8' tall wood fence with a 0' street side yard (Madison St.) setback, in the C1a Commercial Mixed-Use District. The applicant has complied with all zoning requirements and meets all of the standards for a variation for parking and the 3' fence) for this district. Approved

For Introduction and Action

(P6) Ordinance 76-O-18 Granting a Special Use for a Type 2 Restaurant, Reprise Coffee Roasters at 710 Main Street

The Zoning Board of Appeals and City Staff recommend adoption of Ordinance 76-O-18 granting a special use approval for a Type 2 Restaurant, Reprise Coffee Roasters in the B2 District and oDM Dempster-Main Overlay District. The applicant has complied with all zoning requirements, and meets all of the standards of a special use for this district. *Alderman Wilson requested suspension of the rules for Introduction and Action at the July 23, 2018 City Council meeting.* The owner spoke requesting approval of the request. Approved

IV. Items For Discussion

(PD1) Vacation License Rental

PD1) Vacation License Rental

Staff seeks direction on potential revisions to the vacation rental license to address the ongoing interest by property owners to convert units to vacation rentals.

Main question: Require owner occupancy; would owner living near-by suffice? Possible cap on number of such licenses. Alderman Revelle wants proof of ownership. Alderman Rue Simmons concerned about absentee owners particularly those who live out of state and have history of “poor behavior with clients” and general concern about individuals scooping up properties and converting to vacation rentals. Wynne agreed with that concern. It was also suggested considering a limit on continuous nights for a stay. Alderman Fiske said it was hard to tell how many there are in town. Alderman Rainey concerned the more requirements the more will try to get by without registration. She also asked how any complaints have been filed. Ms. Leonard replied none; she also replied to a question that there are four in the queue. The discussion will continue and Staff will present suggested language for the September meeting.

