

Comprehensive Plan Advisory Board (CPAB)
Notes from August 12, 2009 Meeting

Present

Members: Bob Henszey, Deb Horner, Merle Jantz

FNSB Staff: Bernardo Hernandez

Visitors: William Rice, citizen

Members Absent: Matt Reckard, Joseph Blanchard II, Sharron Hunter,
Jennifer Peterson

Introduction / Opening Comments

None

1. Introduction

- Mr. Hernandez had everyone introduce themselves.

2. Citizen Comments

- None

3. Land Suitability Analysis Planning Project Update

- Mr. Hernandez said that the Consultants were in town giving a presentation. There will be another meeting with the Consultants on August 26th at 3:30 in the Chizmar Conference room.

4. GU Zoning Permit Update

- Mr. Hernandez said this ordinance was taken to the Planning Commission for Public Hearing about a month ago. Planning Commission recommended approval. Some modifications were made to the ordinance. They will take it forward at the same time as Title 15.

5. GU Lot Size Update

- Mr. Hernandez said that at the last Planning Commission meeting we discussed GU lot size. Planning had a lot of discussion on this item; some Commissioners are not in favor. It will go forward for Public Hearing in a month or so.

6. High Density Residential Development

- Mr. Hernandez passed out a flyer on Metropolitan Institute – Higher Density Housing – A Key to Smart Growth.
- People are concerned if their property value is going to remain the same or will it increase.

- People have a problem with high density – they associate it with crime, poor people, etc.
- Some of the values of high density; is not having to fight for parking spaces.
- Privacy Issue.
- Noise factor – living in the suburbs.
- People don't want sprawl to happen.
- More affordability – transportation – within walking distances.
- Need good design – Open Spaces.
- Could have golf courses or pools.
- Need up-scale developments
- Location efficient mortgages.
- Construction costs of high rises – using steel structures versus wood construction.

7. Decreasing Crime in the Community

- Looking at land use planning that would reduce crime.
- Smart Growth
- Education for the Public

8. Long Range Planning Concepts

9. Determination of Next CPAB Agenda Items to Review

- Need to figure out the most pressing issues.
- Start with a practical idea.

10. Citizen Comments

11. Next Meeting Agenda Item

- Suitability Mapping Teleconference

12. Adjournment

Adjourned at 5:00 pm

Next Meeting

August 26, 2009