

3. Conduct the public hearing for 419-423 S. Washington Street and 400 S. Main Street (JC Licht/Walgreens) - PZC 21-1-105

Sara Kopinski, Planning Services Team, provided an overview of the petitioner's request. Staff is in support of the sign variance request finding it provides adequate site identification. Staff is also in support of the rezoning request finding it to be an appropriate designation given the existing land uses and recommendations of the Downtown 2030 Plan.

Patti Bernhard, Rosanova & Whitaker, Ltd., spoke on behalf of the petitioner and provided details on the request.

Public Testimony: none

The PZC closed the public hearing.

A motion was made by Commissioner Fessler, seconded by Commissioner Van Someren to adopt the findings of fact as presented by the petitioner and approve PZC 21-1-105, a variance to section 6-16-3 to allow for the relocation of an existing nonconforming ground sign and rezoning to the B4 (Downtown Core District) for the property located at 419-423 S. Washington Street and 400 S. Main

Street (JC Licht/Walgreens).

Aye: 8 - Castagnoli, Fessler, Hanson, Losurdo, McDaniel, Richelia, Robbins, and Van Someren

Absent: 1 - Athanikar

E. REPORTS AND RECOMMENDATIONS:

1. Approve the minutes of the February 16, 2022 Planning and Zoning Commission meeting

The Commission approved the minutes of the February 16, 2022 Planning and Zoning Commission meeting.

Absent: 1 - Athanikar

F. OLD BUSINESS:

G. NEW BUSINESS:

H. ADJOURNMENT:

7:28 PM.