



Agenda Item Report

Meeting Type: Plan Commission

Meeting Date: September 10, 2026

Item Title: Consider and provide direction regarding the zoning rewrite regarding performance standards and other parts of the draft zoning code

Submitted By: Mike Kornmann, Director of Community and Economic Development

Detailed Description of Subject Matter: The draft performance standards includes a lot of information. Your direction on these items is critical to assist staff in completing the code for the upcoming public hearing and eventual adoption. Our current municipal code is drafted with driveways mostly in Chapter 86 which is not in the zoning code. With our new approach Chapter 86 will also need to be amended. The draft of Chapter 86 includes other revisions to clean up code language and provide better code. I have received feedback from our development review team regarding this chapter and it is represented in the draft.

Another item we need to review is the maximum height in the downtown mixed-use district. I received some feedback from a downtown business owner and I think it would be good to take a second look at the maximum height to ensure that is the direction we want to go.

List all Supporting Documentation Attached:

- Zoning re-write power point
- Zoning rewrite draft – performance standards
- Draft revision to Chapter 86

Action Requested: Provide direction on draft zoning code