



# STAFF REPORT

**SUBJECT:** Discussion of B-2 Zoning Permitted and Conditional Uses

**DEPARTMENT:** Development Services

**STAFF CONTACT:** Steve Killen, Director

## RECOMMENDATION:

On June 18, 2024, the Committee held preliminary discussions regarding this topic and opted to request staff conduct further research. The following options were presented to the Committee on July 16, 2024, for consideration. The Committee, by unanimous vote, opted to take no further action. On August 6, 2024, the Committee reported to the City Council and the recommendation was accepted.

The Development Services Committee revisited this item during the November, 2024 meeting. The Committee directed staff to prepare a draft revision to the land use regulations for the B-2, Retail and Commercial District, that would allow Auto Paint and Body Shop/Repair as a "Conditional Use."

On January 21, 2025, the Committee reviewed the proposed revisions and by a unanimous vote, opted to proceed with the proposed revisions of the land use regulations. The Planning and Zoning Commission is now charged with reviewing the proposed revisions, holding a public hearing and making a recommendation to the City Council for action.

## ALTERNATIVES

1. Recommend the City Council adopt the proposed revisions.
2. Recommend the City Council adopt the proposed revisions with modifications.
3. Recommend the City Council take no action regarding the proposed revisions.