

OFFICIAL MINUTES

Item #11 – Minor Investments, Family L.L.L.P. submitted a petition to rezone Outlots 7A, 7 & 8 Excluding Lot H1 and H2 in Lot 8, City of Brookings from R-B4 Neighborhood Business District to a Planned Development District with Business B-2 District underlying zoning.

(Solum/Schmeichel) Motion to approve the rezone request. All present voted aye. **MOTION CARRIED.**

OFFICIAL SUMMARY

Item #11 - This request is for a rezone to a Planned Development District with B-2 underlying. This development is located at Main Avenue South and Trail Ridge Road. A Future Land Use Map revision to Urban Medium was recently approved.

McKillip, representing the applicants, explained that they are looking at a plan that fits in the neighborhood. They are planning to coordinate a well-planned mix of land uses. The PDD is being requested because the traditional zoning limits how they are looking at the plan as an entire development.

Tetzlaff is concerned about the rezone to the PDD. He feels that this zone is too loose. Miller explained that they are requesting a PDD with a B-2 underlying district. With a PDD, the developers are required to submit an Initial Development Plan that will explain the specific uses that are planned.