

City of Rockville Planning Commission Minutes
February 7, 2006 Time: 7:00 p.m.
Place: John Clark Elem. School Med. Ctr.

The meeting was called to order at 7:04 p.m. by Chairman Jerry Bechtold.

Roll Call: Present: Chair Jerry Bechtold, Toni Honer, Dale Borgmann, Roger Schmidt, Linda Peck, Dan Hansen. Absent: Jerry Tippelt and Vern Ahles (liason with the City Council).

Staff: Judy Neu (Administrative Assistant), Jim Mogen (City Attorney), and Karin Tank (MDG, Inc.).

Approval of Agenda/Amendments: Moved and seconded that the agenda/amendments be approved. **Passed.**

Approval of Minutes of 01/24/06: Moved and seconded that these minutes be approved as recorded. **Passed.**

New Business:

- a) Roberts Rules of Order:** Discussion amongst Planning Commission on ways to maintain respect for each other and the Chairperson during our meetings. One way would be to follow Roberts Rules of Order yet perhaps these Rules are too rigid. Members do feel that we need to be acknowledged by the Chair prior to speaking. This will enable the Chair to maintain control at the meetings. It was also agreed that we should respect each member's right to contribute by not interrupting and listening to each other in a thoughtful manner. The acoustics in the Media Center does create a difficulty, at times, to hear and see each other, and each of us should make an effort to alert the Chair when someone is indicating they would like to be recognized. We should be courteous enough to consider limiting each contribution we make to two minutes so others can also speak. Following this discussion, **it was decided that we would not adopt Roberts Rules of Order** but work harder to implement the suggestions just discussed. Attorney Jim Mogen brought to our attention that officers of the Commission are usually elected whenever any Commission member's term expires and that vacancy is filled by a new individual. Example: Kathleen Stanger did not wish to continue on the Planning Commission and a new person, Jerry Tippelt, was appointed. At this time it would be appropriate to elect new officers or to reinstate any existing officers. **Moved and seconded to table consideration of a new slate of officers until all members of the Commission are present – tentatively at our next scheduled meeting.**
Unanimous approval.

- b) MDG, INC – Review Ordinance with Karin Tank:** Attorney Jim Mogen clarified that his role was to be a second set of eyes as to the legal validity of the document. He was only able to review pages 1-51, and would offer comments as needed. The

Commission carried out discussion and completed the following sections of the Ordinance review: Section 20: “B-1” Central Business District (pp. 1-9); Section 21: “B-2” General Business District (pp. 10-18); Section 11: Parking and Loading (pp. 19-27); Section on Landscaping (pp. 28-32); Section on Site Plan (pp. 52-70). Counsel and MDG will be responsible for recording the specific comments made and incorporating appropriate changes to the document. It was recommended by counsel that we skip over Section 12: Signs (pp. 33-51) until our next meeting. This will allow him time to meet with MDG and work on the wording in this section so that it can stand up to potential legal challenge. He also agreed to check on what is legally appropriate as regards the posting of “No Parking” signs at the access point to Pleasant Lake. Due to the lateness of the meeting and the complexities of the section addressing Environmental Preservation (pp. 71-79) and the section on R-MH Residential, Manufacture Home Park district (pp. 80-85), these sections will also be addressed at our next meeting. **Moved and seconded that the Planning Commission recommends approval by the City Council of Section 24: “SP-1” Special Protection District with the following addition under Subdivision 2: Permitted Uses: add number 6: Public Parks and Public Facilities. This motion also includes maintaining item C. under Subdivision 3: Conditional Uses (as regards new single family dwellings) which states: “With the exception of construction upon platted lots of record existing as of April 16, 2003, no more than four (4) conditional use permits for single family dwellings will be issued in any calendar year.” Passed unanimously.**

In order to complete this ordinance review work, it was recommended that we set our **next Planning Commission for Tuesday, February 14 (one week earlier than normally scheduled). The meeting will be held Upstairs in City Hall vs. the Media Center at the School and begin at 7:00 p.m.**

Reminder for next meeting: review Signs section (pp. 33-51), Environmental Preservation section (pp.71-79), and Manufactured Home Park District (pp. 80-85).

Adjournment: Moved and seconded to adjourn the meeting. Time: 10:43 p.m. **Passed.**

Chairman _____ Rec. Sec. _____