

**MINUTES  
PLANNING COMMISSION MEETING  
CITY OF PARKER  
February 13, 2018**

Chairman Valle called the meeting to order at 5:00 p.m.  
Chairman Valle gave the Invocation.  
Commissioner Christie led the Pledge of Allegiance.

**Present:** Commission Members Christie, DeLonjay, and Chairman Valle

**Absent:** Commission Member Roberts

**Also Present:** City Clerk Rowell and City Attorney Sloan

**ITEMS FROM THE AUDIENCE**—None

**APPROVAL OF MINUTES**— On motion of Commissioner Christie and second of Commissioner DeLonjay, the minutes of December 12, 2017, were approved 3 ayes, 0 nays.

**AGENDA ITEMS**

1. **Discuss Terms of Members and Chairman**—The Commission referred to a spreadsheet showing the members and their dates of appointment; Commissioner DeLonjay and Commissioner Christie were due for reappointment and they said they were willing to serve again; Chairman Valle noted his chairmanship expired in May. Commissioner Christie said he would be willing to serve as the next chairman.
2. **Status of Comprehensive Plan Update/Planning Budget**—Chairman Valle introduced Tim Whaler of 3TP Ventures, the company awarded the contract to update the comprehensive plan. Mr. Whaler addressed the Commission and said that he would make notes at the meeting if the Commission wanted to begin identifying areas of interest to change. Chairman Valle suggested going through a couple of items as examples. Chairman Valle asked about the work for the Commission for the sections of the plan needing data analysis and Mr. Whaler said that is what his company would do to make it easier for the Commission to focus on policy decisions.
3. **Review Highlighted Issues from Comprehensive Plan Evaluation Report (Sept. 2017)**—Chairman Valle walked the members through the Housing Element in the evaluation report and the Housing Element in the comprehensive plan, as well areas in the Land Development Regulations (LDR). He showed how the cross-referencing worked and used the example of accessory dwelling units; that they are encouraged in the comp plan but that in the last few years the Planning Commission and City Council voted for not allowing accessory dwelling units in residential districts. Mr. Whaler commented that he would bring to the Commission a draft, rewritten comprehensive plan with “redlined” text for the members to react to and make decisions at that time. He complimented the Commission on caring that the documents were organized and functioning together.

**4. Brainstorm Ideas for 2018 LDR Updates (based on Comprehensive Plan Evaluation Report)**—Chairman Valle noted that the LDR was the next item to be updated and asked the Commissioners to be thinking of and alert to changes to it from the review of the comprehensive plan; that the documents need to be consistent with the LDR changes matching with changes to the comp plan.

Trayce Chapman, Community Planner from Tyndall Air Force Base was present and introduced herself.

**COMMENTS AND ANNOUNCEMENTS**—Next meeting would be March 13, 2018.

**ADJOURNMENT**— Chairman Valle adjourned the meeting at 5:57 p.m.

  
Nancy A. Rowell, City Clerk