

URBAN COUNTY COUNCIL  
PLANNING COMMITTEE SUMMARY

AUGUST 19, 2008

CM Gorton chaired the meeting, calling it to order at 1:00 pm. All committee members were present.

1. Smoking Ban

Dr. Stevens gave an overview of the draft amendments to the smoking ban ordinance.

CM Ellinger stated this issue could be addressed in the Services Committee since that is where it began. He stated this issue could be addressed at the September meeting.

A motion by Dr. Stevens to refer the issue of Clean Air ordinance to the Services Committee and remove it from the Planning Committee, seconded by CM James, passed without dissent.

2. Streetscape Plan

Clete Benken, Kinzelman Kline and Gossman, made a presentation to the committee.

Vice Mayor Gray asked what will be accomplished through this plan.

Mr. Benken stated this city has a unique opportunity in front of it. He stated he believes that we have a once in a lifetime opportunity to change and improve the identity of Lexington. He stated downtown is the economic engine of the region because of the two universities and all the businesses downtown.

Vice Mayor Gray stated he is concerned about the schedule.

Mr. Benken stated they are concerned also. He stated if they are not able to reach consensus on what they want to do in the short term then they will not be able to accomplish some of the short term goals. Mr. Benken stated they would not have made recommendations of short term goals if they did not think they could be accomplished by 2010. He stated if they want to do this they need to start moving some of these projects into documentations this fall.

CM Beard asked about the involvement of taxpayers both downtown and out of the downtown area.

Mr. Benken stated they do as much as they can to engage the public to let them speak. He stated the significant responsibility is left with the elected officials.

Harold Tate, Downtown Development Authority, stated they have mailed a survey out to those living outside of the downtown area and have gone back and looked at the sign in sheets from the public hearings. He stated on the 4<sup>th</sup> of July they set up a booth with the drawings as well.

CM McChord stated the success of downtown Lexington is important to all of Lexington and surrounding counties. He asked what council is to do now.

Phil Osborne explained the funding strategy. He stated there is support of the downtown community and the private sector. He stated council will have to answer the question as to what is the cities commitment to it.

CM James stated a lot of her district is within the downtown area. She asked what are residents to do now if they want to have input on this issue.

Mr. Benken stated they are not done with public engagements. He stated for anyone of the projects to move into implementation they will have to have stakeholder meetings. He stated safety is at the foundation of this plan.

CM James stated she would prefer to see a direct mail regarding meetings.

Mr. Benken stated he thinks that is very realistic to do that.

Mr. Tate stated they have been talking and working with the people with disability committee.

CM James asked who makes the determination if there is a need to scale back, not do a particular block due to time constraints or financial constraints.

Mr. Tate stated there would be a lot of people involved in that conversation.

CM James asked as this moves forward to receive a monthly report of the projects that have been identified and if things are on task.

CM Gorton stated council could have an oversight committee to be sure from council perspective things are moving along.

Mr. Tate stated they could come back and do periodic reviews for the committee.

Vice Mayor Gray asked what has been the accountability model in projects that are similar in size and scope.

Mr. Benken stated with a project like this there has to be an administrative link somebody within Public Works or Engineering.

CM James asked about way finding study that was sponsored by the visitor's bureau.

Mr. Benken stated the way finding effort is separate. He stated way finding is about orientation. He stated they have proposed a kit of parts for place making. He stated that is aimed at creating a spirit and sense of place for the various downtown districts. Mr. Benken stated this does not replace any other things it just adds to it.

A motion by Vice Mayor Gray to endorse the Downtown Streetscape Master Plan on condition that the oversight committee be established, seconded by CM Crosbie, passed with one dissent.

CM James asked if they adopt this and create the oversight committee who will oversee the direct mail and feedback from those directly affected.

Vice Mayor Gray stated the activities would be included in the project schedule and the oversight committee can ensure accountability.

Mr. Gene Williams spoke in support of plan.

### 3. Downtown Master Plan

CM Gorton reminded the committee that this is an adopted element of the Comprehensive Plan. She stated the Planning Commission did incorporate this into the Comprehensive Plan.

Harold Tate, Downtown Development Authority, gave an update of the Downtown Master Plan.

CM James asked if there reference in the master plan to height restrictions for downtown developments.

Mr. Tate stated there is a component called Established Form Based Guidelines on page 30 of the master plan. He stated this is a new concept.

CM Beard stated he can not support a document that has "convert all one way streets to two way streets".

Mr. Tate stated the plan states a phase conversion not do them all at one time.

CM Blues stated he has a concern that something can come along and throw the Downtown Master Plan completely out of wack. He asked why the Downtown Master Plan had no bearing on Center Pointe.

Mr. Tate stated the plan is a tool to develop our downtown but there are other tools as well. He stated a master plan like this is not going to address every need but will address as many as it could.

CM DeCamp stated this should have never been called "Downtown Master Plan". He stated it is recommendations for future downtown development.

CM Gorton stated one of the zone change hearing packets referred to following the Downtown Master Plan. She stated it is being used to guide zone changes.

Chris King stated they are using the recommendations of the plan. He stated it is important to understand this is a different kind of document and plan. Mr. King stated a thorough discussion of what worked, what did not and what might work better is something that needs to happen.

CM Gorton asked if that would be accomplished.

Mr. King stated he does not know but it does need to happen. He stated it should be a coordinated type of thing instead of individual groups having those discussions.

CM Gorton asked if anyone in Fayette County is looking at height restrictions.

Mr. King stated it is part of the zoning ordinance. He stated council and the Planning Commission are the only ones that can review that ordinance.

CM Gorton asked if this committee should weigh in on the master plan.

Mr. King stated council does not adopt the Comprehensive Master Plan.

#### 4. Items Referred to Committee

A motion by CM Stinnett to remove the issue of Tax Increment Financing from committee, seconded by CM McChord, passed without dissent.

A motion by CM James to remove the Eastern State Hospital Site Plan from committee, seconded by CM Beard, passed without dissent.

A motion by Vice Mayor Gray to remove Constructed Wetlands from committee, seconded by CM Ellinger, passed without dissent.

CM Gorton stated it might help the committee to schedule an extra meeting to clear out some issues still in committee.

A motion by CM Blues to have an extended Planning Committee meeting on Tuesday, September 23<sup>rd</sup> starting at 11:00 a.m., seconded by CM Beard, passed without dissent.

Planning Committee meeting adjourned at 3:05 P.M.