



General Government & Planning (GGP) Committee

March 4, 2025

Summary and Motions

Chair Liz Sheehan called the meeting to order at 1:00 p.m.

Committee members Liz Sheehan, Dan Wu, James Brown, Chuck Ellinger II, Shayla Lynch, Hannah LeGris, Emma Curtis, Whitey Elliott Baxter, Dave Sevigny, and Jennifer Reynolds were present. Council members Tyler Morton, Denise Gray, and Amy Beasley were present as non-voting members.

I. APPROVAL OF FEBRUARY 4, 2025 COMMITTEE SUMMARY (Sheehan)

Ellinger motioned to approve the February 4, 2025 General Government and Planning Committee Summary. Seconded by Sevigny. The motion passed unanimously.

II. DOWNTOWN AREA MASTER PLAN (LeGris)

Boyd Sewe, Senior Planner in Long-Range Planning, provided background information and explained the need to adopt a Downtown Area Master Plan. The plan will align with Imagine Lexington 2045 through a community-centered approach by establishing clear short-term and long-term priorities. Other key objectives include developing actionable strategies for sustainable growth, redevelopment, and preservation; increasing housing options and investment opportunities; enhancing pedestrian and bicycle safety; improving connectivity between downtown and surrounding neighborhoods; providing stronger support for tourism and economic development; and strengthening community ties and supporting current residents. An RFP was issued, and the contract is anticipated to begin in May and last around 18 months. Council members will be involved throughout the process, especially in the six districts that include a portion of downtown. As part of the RFP, the consultant set the boundaries of the downtown area through input and data. The committee took no action.

III. BOARDS AND COMMISSIONS COMPREHENSIVE REVIEW (Lynch)

Councilmember Shayla Lynch introduced the item. Kit Anderson, Deputy Director of CivicLex, and Nick Lyell, Co-Founder and Chief Impact Officer of CivStart, presented their report, "Strengthening Lexington's Boards and Commissions," to the committee. Their research included staff and member surveys, mapping and attending board and commission meetings, what our peer cities do, meeting with technology stakeholders, and engaging the public and student focus groups. The recommendations were grouped into four areas of focus: representation, functionality, accessibility, and transparency. A hierarchy for prioritizing recommendations according to their beliefs about LFUCG was created. Committee members inquired about increasing awareness of our boards and commissions, improving their staffing, and identifying which boards or commissions may require restructuring, consolidation, or dissolution. Next, CivicLex will anonymize and publish its data and snapshots of each board and commission. Councilmember Lynch and Vice Mayor Wu

plan to form a working group or subcommittee to review and implement all necessary recommendations. The committee took no action.

IV. SHORT-TERM RENTAL (STR) UPDATE (Brown)

Councilmember James Brown introduced the item. Wes Holbrook, Director of Revenue, reviewed the item's timeline and provided an update on renewals and compliance. The compliance hotline, launched in late 2024, has received 31 valid calls. His staff continues researching platforms to determine which STR listings are not compliant. Recently, 78 properties were identified and received an initial notice. Short-term rentals are regulated licenses that must be renewed annually by January 31st—failure to renew results in the revocation of the permit by the Division of Revenue and zoning compliance. The committee took no action.

V. ELECTRONIC DIGITAL BILLBOARDS (Elliott Baxter)

Councilmember Whitney Elliott Baxter provided a brief overview of the ZOTA filed for this item and announced her plans to meet with each council member to discuss it further. The committee took no action.

VI. LEXINGTON'S PRESERVATION AND GROWTH MANAGEMENT PROGRAM (LP&GMP) (Wu)

Vice Mayor Wu provided an update on engagement and education opportunities and reviewed Lexington's Preservation and Growth Management Program (LP&GMP) timeline. Two educational events and a public input survey are scheduled for March. Additional public input events and opportunities will also be scheduled. Those interested should visit engage.lexingtonky.gov. The committee took no action.

VII. ITEM REFERRED TO COMMITTEE (Sheehan)

The committee took no action.

Chair Sheehan adjourned the meeting at 2:16 p.m.