



Memorandum

To: Planning Commission
From: Steve Bennett, Planning Director
Date: April 7, 2020
Re: April 14, 2020 Planning Commission Virtual Meeting
Attachments: A. February 25, 2020 draft of Town Center Regulations Update
B. February 11, 2020 draft of the Freestanding Parking Structure
Architectural Guidelines

The attached draft of Town Center Regulations Update includes highlighting in 'track changes' format which is intended to reflect changes made at the February 25th meeting. There are two footnotes in the attached draft as well: one included at the Commission's direction indicating that the Council should discuss the potential need for definitions related the provision regarding 'Solar Ready' (Ch. 18.42.090(B)). The other footnote pertains to an additional change that the Council may consider in order to make Ch. 18.42.090(M) consistent with deletion approved by the Commission in Ch. 18.42.090(A)(2) regarding protrusions of greater than 10 feet beyond the front of City Hall.

The attached draft of the Freestanding Parking Structure Architectural Guidelines has not been the subject of any amendments by the Commission. This version is the same as it was when it was presented at the February 11th meeting and public hearing. These guidelines are intended to be a section of an update version of the Town Center Framework Design Guidelines. The first two pages include a draft cover design and table of contents for the updated document. The rest of the document pertains to guidelines for freestanding parking structures.