

**DELPHI PLAN COMMISSION**

July 17, 2023 – 6 PM

Second Floor, City Building, 201 S. Union Street

Vice President Spencer Kingery opened the meeting at 6:03 p.m.

**Attendance:**

<b>PC Member</b>	<b>Present</b>	<b>Absent</b>
Sandy Flora (P)		X
Spencer Kingery (VP)	X	
Christina Langsdorf (S)	X	
Dick Bradshaw	X	
Mary Ann Burton	X	
Jacob Grist	X	
Cody Nelson		X

Introductions were made by members present. The oath of office was administered to Jacob Grist and Mary Ann Burton by Mayor Werling.

The June 19, 2023, meeting minutes were reviewed. One typo was noted and the motion to approve as amended was made by Dick Bradshaw, seconded by Jacob Grist. The motion passed unanimously.

The agenda was considered, and no changes were made.

**Old Business**

- a. Appointment of citizen member to BZA.
  - Motion to appoint Jacob Grist was made by Spencer Kingery, Dick Bradshaw seconded. Motion passed unanimously.
- b. Rules and Procedures
  - Deb Luzier reviewed the proposed rules and procedures. Two amendments were discussed, 1) Amend the meeting limit on pages 12 and 18 to reflect 9pm, 2) Chapter 13 amended to reflect any suggested changes to the rules and procedures will be voted on at the next meeting (after presentation of change).
  - Motion to adopt as amended made by Dick Bradshaw, second by Mary Ann Burton. Motion passed unanimously.

**New Business**

- a. Public Hearing on Zoning Ordinance Amendment. DPC meeting was suspended, and the public meeting was opened at 6:22pm.

The proposed amendment would replace the signage requirements outlined in Section 12 of the current zoning regulation with the signage requirements developed by the Unified Development Ordinance (UDO) steering committee.

Deb Luzier provided background on the need for the change, citing federal case law that states signs cannot be regulated by "what they say", but size, placement and other aspects of signage can be regulated by local government. The proposed UDO language complies with current case law, and adoption of the proposed amendment will put Delphi in compliance with federal case law and reduce the risk of litigation.

- Discussion of Support: none
- Discussion of Neutrality: none
- Discussion of Opposition: none
- Closing remarks by Staff: none
- PC Discussion - none

VP Spenser Kingery closed the public meeting at 6:32 pm.

Motion to provide a favorable recommendation to the City Council was made by Dick Bradshaw; second by Christina Langsdorf. The motion passed unanimously and will be on the agenda of the Aug 7 2023 City Council meeting.

There was no new business from the floor and no announcements.

There being no other business, Christina Langsdorf moved to adjourn, second by Jacob Grist and the motion carried. The meeting was adjourned at 6:33 p.m.

  
Christina Langsdorf, Secretary