

**Indianola Council Study Committee**  
**May 17, 2021**  
**6:44 p.m.**  
**Minutes**

Members present: Council members Heather Hulen, John Parker, Bob Kling, Gwen Schroder, Greta Southall, Greg Marchant and Mayor Pepper.

Staff present: Ryan Waller, Jackie Raffety, Charlie Dissell

Others present: Chris Shires, Confluence

**Discussion and direction on** phase one of the development code updates to the zoning and site plan code.

**Presentation Highlights:**

- Updating code is necessary in order to update outdated regulations, address areas of concern, update regulations to match state codes, and to comply with comprehensive plans.
- Number of zoning districts and regulations for each district.
- Solar energy codes
- Site plan regulations and approvals
- Off-street parking regulations
- Landscaping and buffering requirements
- Building design standards

**Comments/Discussion:**

- Consider addressing solar panels that may be in disrepair or obsolete
- Consider adding more specific requirements on commercial and downtown building updates
- Density comparisons with other communities for townhomes/row houses
- Consider adding requirements for shopping cart corrals.

Meeting adjourned at 7:42 p.m.