
SECTION 11.03 PLANNING COMMISSION - POWERS AND DUTIES.

The Planning Commission shall have the power and duty to advise the Council concerning the preparation of plans, ~~and maps,~~ zoning code, and similar documents that provide the development standards for the future physical development and harmonious improvement of the Municipality; to approve variances to the standards of the zoning code; ~~to evaluate the planning and design, location, removal, relocation and alteration of new, renovated, or expanded structures;~~ any public building or structure and public property; the location, widening, extension and vacation of streets, alleys, public ways, parks, playgrounds, recreation areas and other public places; the approval of plats for the subdivision of lands; the approval of conditional uses; to recommend to the Council rezoning of lands; ~~the regulation and restriction of the location of buildings and other structures and of premises to be used for trade, industry, residence, or other specified uses;~~ the regulation and limitation of heights of buildings or other location of buildings or other structures to be erected or altered; regulation of the bulk and location of buildings and other structures to be erected or altered, including the percentage of lot occupancy, set-back building lines, and the area of yards, courts and other open spaces; and such other powers and duties as may be imposed upon it by resolution or ordinance of Council.

(Amended Nov. 5, 1996.)