



TO: Planning Commission  
FROM: Planning Department  
RE: Planning Activities

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**Land Use Application and Planning Project Status**

- The next step in the development process for Brenelain Court Phase II, Moody Townhomes and Thabet Subdivision is submittal of application for final plat.
- Staff anticipates issuance of the building permit for an auto part store at W 4<sup>th</sup> and Ivy Street.
- Active Inquiries – multi-family housing projects on W 1<sup>st</sup> and also on W 3<sup>rd</sup> Avenues.

**City Council Update**

- The first review of the TSP is scheduled for July 16, 2014 at 6:30 p.m. in a Council Work Session.

**Future Action Items**

- Public hearings are scheduled for the August Planning Commission meeting. These are for an annexation request, amendment to the zoning text and a zone change

**TSP Update**

- Please see Council update above.

**Planning Commission**

• **Vacancies**

There are currently three (3) Planning Commission vacancies, two (2) Planning Commission Alternate positions and one (1) Commission seat. The deadline for the first review is July 21, 2014. The applications received will come before the Planning Commission at the August meeting.

• **Term Expirations**

Three Commissioner Terms expire in October 2014. Per Resolution 1013, these positions will be advertised for 60 days. The deadline for the first review is September 9, 2014. Applications received will come before the Commission at the September, 2014 meeting.

• **Updated By-Laws**

A copy of the recently update Planning Commission By-Laws are attached to this report

**Building Activities:**

- The building report for the second quarter of 2014 is attached.

City of Junction City Building Permit Activity Report  
Monthly Summary 2014

Monthly Totals -Family Residential									
	January	February	March	April	May	June	July	August	Total
Submitted Permits	7	3	6	3	2	2	0	0	23
Issued Permits	3	6	4	6	3	2	0	0	24
SFD - Total Sq Ft	4,489	9,621	6,780	10,406	7,455	3,931	0	0	42,682
SFD - Average Sq Ft	1,496	1,604	1,695	1,734	2,485	1,966			1,778
Permit Fees	\$ 7,523	\$15,993	\$11,163	\$19,193	\$8,483	\$ 6,588	\$ -	\$ -	\$ 68,943
SDC Fees	\$ 38,030	\$76,060	\$50,707	\$76,060	\$38,030	\$ 25,353	\$ -	\$ -	\$ 304,240
Zone of Benefit Fees	\$ 19,720	\$39,460	\$26,323	\$39,498	\$211,171	\$ 6,588	\$ -	\$ -	\$ 342,761
Total Valuation	\$ 544,778	\$1,273,918	\$821,000	\$1,305,000	\$468,582	\$ 530,000	\$ -	\$ -	\$ 4,943,278
Monthly Totals Residential Remodel/Addition									
	January	February	March	April	May	June	July	August	Total
Submitted Permits	0	0	2	0	0	0	0	0	2
Issued Permits	0	1	0	3	0	0	0	0	4
Permit Fees	0	0	0	562	0	0	0	0	\$ 562
Total Valuation	0	0	0	0	0	0	0	0	\$ -
Monthly Totals Commercial /Industrial									
	January	February	March	April	May	June	July	August	Total
Submitted Permits	1	0	2	0	1	2	0	0	6
Issued Permits*	3	1	1	2	2	2	0	0	11
Permit Fees	\$15,675	\$270	\$0	\$143	\$2,068	\$1,275	\$0	\$0	\$ 19,431
SDC Fees	\$0	\$0	\$94	\$0	\$0	\$0	\$0	\$0	\$ 94
Zone of Benefit Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Total Valuation	\$0	\$15,000	\$0	\$0	\$20,000	\$90,000	\$0	\$0	\$ 125,000
Monthly Totals Single Permits & ePermits									
	January	February	March	April**	May	June	July	August	Total
Submitted Permits	11	11	19	19	19	11	0	0	90
Issued Permits	11	11	19	19	19	11	0	0	90
Permit Fees	\$1,973	\$1,342	\$1,707	\$1,634	\$3,800	\$1,730	\$0	\$0	\$ 12,187
Monthly Totals All Permits									
	January	February	March	April	May	June	July	August	Total
Submitted	19	14	29	22	22	15	0	0	121
Issued	17	19	24	30	24	15	0	0	129
Permit Fees	\$ 25,171	\$ 17,605	\$ 12,869	\$ 21,533	\$ 14,351	6,936	\$ -	\$ -	\$ 98,465
SDC Fees	\$ 38,030	\$ 76,060	\$ 50,801	\$ 76,060	\$ 38,030	\$ 25,353	\$ -	\$ -	\$ 304,334
Zone of Benefit Fees	\$ 19,720	\$ 39,460	\$ 26,323	\$ 39,498	\$ 211,171	\$ 6,588	\$ -	\$ -	\$ 342,761
Valuation	\$ 544,778	\$ 1,288,918	\$ 821,000	\$ 1,305,000	\$ 488,582	\$ 620,000	\$ -	\$ -	\$ 5,068,278