

## 2021 Planning Commission Dates and Deadlines

**All Applications and Revisions are due by 12:00 Noon on the day listed.**

Month	Applicant Filing Deadline	Public Hearing Publication Deadline for the Gardner News	Notice of Public Hearing Publication Date - Rezoning, Site Plan, CUP	Post Sign/Postmark Notices (if required)	Staff Review Meeting	Review comments with applicant	Applicant Revisions Due & Site Plan available for public inspection	Packet Publishes	Planning Commission Meeting	Protest Petition Deadline	City Council Meeting (4)
		FRIDAY	WEDNESDAY	WEDNESDAY	FRIDAY	TUESDAY	TUESDAY	FRIDAY	TUESDAY	TUESDAY	THURSDAY
	Varies depending upon statute and code requirements	Friday @ noon; publishes following Wednesday	at least 20 days prior to the Public Hearing (1)	20 days prior to Public Hearing	3.5 Weeks Prior to PC Meeting	3 Weeks Prior to PC Meeting	2 Weeks Prior to PC Meeting	Friday before the PC Meeting	Second Tuesday of the month	14 days after item is passed at PC	Second & Fourth Thursdays of the month
<b>JANUARY</b>											
Rezoning/CUP/BZA	11-Dec-20	18-Dec-20	23-Dec-20	23-Dec-20	18-Dec-20	22-Dec-20	29-Dec-20	8-Jan-21	12-Jan-21	26-Jan-21	11-Feb-21
Preliminary Plat	25-Nov-20	18-Dec-20	23-Dec-20	23-Dec-20	18-Dec-20	22-Dec-20	29-Dec-20	8-Jan-21	12-Jan-21	N/A	N/A
Final Plat	25-Nov-20	N/A	N/A	N/A	18-Dec-20	22-Dec-20	29-Dec-20	8-Jan-21	12-Jan-21	N/A	11-Feb-21
Site Plan	25-Nov-20	18-Dec-20	23-Dec-20	23-Dec-20	18-Dec-20	22-Dec-20	29-Dec-20	8-Jan-21	12-Jan-21	N/A	N/A
TCU	22-Dec-20	N/A	N/A	N/A	18-Dec-20	22-Dec-20	29-Dec-20	8-Jan-21	12-Jan-21	N/A	N/A
<b>FEBRUARY</b>											
Rezoning/CUP/BZA	8-Jan-21	15-Jan-21	20-Jan-21	20-Jan-21	15-Jan-21	19-Jan-21	26-Jan-21	5-Feb-21	9-Feb-21	23-Feb-21	11-Mar-21
Preliminary Plat	23-Dec-20	15-Jan-21	20-Jan-21	20-Jan-21	15-Jan-21	19-Jan-21	26-Jan-21	5-Feb-21	9-Feb-21	N/A	N/A
Final Plat	23-Dec-20	N/A	N/A	N/A	15-Jan-21	19-Jan-21	26-Jan-21	5-Feb-21	9-Feb-21	N/A	11-Mar-21
Site Plan	23-Dec-20	15-Jan-21	20-Jan-21	20-Jan-21	15-Jan-21	19-Jan-21	26-Jan-21	5-Feb-21	9-Feb-21	N/A	N/A
TCU	19-Jan-21	N/A	N/A	N/A	15-Jan-21	19-Jan-21	26-Jan-21	5-Feb-21	9-Feb-21	N/A	N/A
<b>MARCH</b>											
Rezoning/CUP/BZA	5-Feb-21	12-Feb-21	17-Feb-21	17-Feb-21	12-Feb-21	16-Feb-21	23-Feb-21	5-Mar-21	9-Mar-21	23-Mar-21	8-Apr-21
Preliminary Plat	22-Jan-21	12-Feb-21	17-Feb-21	17-Feb-21	12-Feb-21	16-Feb-21	23-Feb-21	5-Mar-21	9-Mar-21	N/A	N/A
Final Plat	22-Jan-21	N/A	N/A	N/A	12-Feb-21	16-Feb-21	23-Feb-21	5-Mar-21	9-Mar-21	N/A	8-Apr-21
Site Plan	22-Jan-21	12-Feb-21	17-Feb-21	17-Feb-21	12-Feb-21	16-Feb-21	23-Feb-21	5-Mar-21	9-Mar-21	N/A	N/A
TCU	16-Feb-21	N/A	N/A	N/A	12-Feb-21	16-Feb-21	23-Feb-21	5-Mar-21	9-Mar-21	N/A	N/A
<b>APRIL</b>											
Rezoning/CUP/BZA	12-Mar-21	19-Mar-21	24-Mar-21	24-Mar-21	19-Mar-21	23-Mar-21	30-Mar-21	9-Apr-21	13-Apr-21	27-Apr-21	13-May-21
Preliminary Plat	26-Feb-21	19-Mar-21	24-Mar-21	24-Mar-21	19-Mar-21	23-Mar-21	30-Mar-21	9-Apr-21	13-Apr-21	N/A	N/A
Final Plat	26-Feb-21	N/A	N/A	N/A	19-Mar-21	23-Mar-21	30-Mar-21	9-Apr-21	13-Apr-21	N/A	22-Apr-21
Site Plan	26-Feb-21	19-Mar-21	24-Mar-21	24-Mar-21	19-Mar-21	23-Mar-21	30-Mar-21	9-Apr-21	13-Apr-21	N/A	N/A
TCU	23-Mar-21	N/A	N/A	N/A	19-Mar-21	23-Mar-21	30-Mar-21	9-Apr-21	13-Apr-21	N/A	N/A
<b>MAY</b>											
Rezoning/CUP/BZA	9-Apr-21	16-Apr-21	21-Apr-21	21-Apr-21	16-Apr-21	20-Apr-21	27-Apr-21	7-May-21	11-May-21	25-May-21	10-Jun-21
Preliminary Plat	26-Mar-21	16-Apr-21	21-Apr-21	21-Apr-21	16-Apr-21	20-Apr-21	27-Apr-21	7-May-21	11-May-21	N/A	N/A
Final Plat	26-Mar-21	N/A	N/A	N/A	16-Apr-21	20-Apr-21	27-Apr-21	7-May-21	11-May-21	N/A	27-May-21
Site Plan	26-Mar-21	16-Apr-21	21-Apr-21	21-Apr-21	16-Apr-21	20-Apr-21	27-Apr-21	7-May-21	11-May-21	N/A	N/A
TCU	20-Apr-21	N/A	N/A	N/A	16-Apr-21	20-Apr-21	27-Apr-21	7-May-21	11-May-21	N/A	N/A
<b>JUNE</b>											
Rezoning/CUP/BZA	7-May-21	14-May-21	19-May-21	19-May-21	14-May-21	18-May-21	25-May-21	4-Jun-21	8-Jun-21	22-Jun-21	8-Jul-21
Preliminary Plat	23-Apr-21	14-May-21	19-May-21	19-May-21	14-May-21	18-May-21	25-May-21	4-Jun-21	8-Jun-21	N/A	N/A
Final Plat	23-Apr-21	N/A	N/A	N/A	14-May-21	18-May-21	25-May-21	4-Jun-21	8-Jun-21	N/A	24-Jun-21
Site Plan	23-Apr-21	14-May-21	19-May-21	19-May-21	14-May-21	18-May-21	25-May-21	4-Jun-21	8-Jun-21	N/A	N/A
TCU	18-May-21	N/A	N/A	N/A	14-May-21	18-May-21	25-May-21	4-Jun-21	8-Jun-21	N/A	N/A
<b>JULY</b>											
Rezoning/CUP/BZA	11-Jun-21	18-Jun-21	23-Jun-21	23-Jun-21	18-Jun-21	22-Jun-21	29-Jun-21	9-Jul-21	13-Jul-21	27-Jul-21	12-Aug-21
Preliminary Plat	28-May-21	18-Jun-21	23-Jun-21	23-Jun-21	18-Jun-21	22-Jun-21	29-Jun-21	9-Jul-21	13-Jul-21	N/A	N/A
Final Plat	28-May-21	N/A	N/A	N/A	18-Jun-21	22-Jun-21	29-Jun-21	9-Jul-21	13-Jul-21	N/A	22-Jul-21
Site Plan	28-May-21	18-Jun-21	23-Jun-21	23-Jun-21	18-Jun-21	22-Jun-21	29-Jun-21	9-Jul-21	13-Jul-21	N/A	N/A
TCU	22-Jun-21	N/A	N/A	N/A	18-Jun-21	22-Jun-21	29-Jun-21	9-Jul-21	13-Jul-21	N/A	N/A
<b>AUGUST</b>											
Rezoning/CUP/BZA	9-Jul-21	16-Jul-21	21-Jul-21	21-Jul-21	16-Jul-21	20-Jul-21	27-Jul-21	6-Aug-21	10-Aug-21	24-Aug-21	9-Sep-21
Preliminary Plat	25-Jun-21	16-Jul-21	21-Jul-21	21-Jul-21	16-Jul-21	20-Jul-21	27-Jul-21	6-Aug-21	10-Aug-21	N/A	N/A
Final Plat	25-Jun-21	N/A	N/A	N/A	16-Jul-21	20-Jul-21	27-Jul-21	6-Aug-21	10-Aug-21	N/A	26-Aug-21
Site Plan	25-Jun-21	16-Jul-21	21-Jul-21	21-Jul-21	16-Jul-21	20-Jul-21	27-Jul-21	6-Aug-21	10-Aug-21	N/A	N/A
TCU	20-Jul-21	N/A	N/A	N/A	16-Jul-21	20-Jul-21	27-Jul-21	6-Aug-21	10-Aug-21	N/A	N/A
<b>SEPTEMBER</b>											
Rezoning/CUP/BZA	13-Aug-21	20-Aug-21	25-Aug-21	25-Aug-21	20-Aug-21	24-Aug-21	31-Aug-21	10-Sep-21	14-Sep-21	28-Sep-21	14-Oct-21
Preliminary Plat	30-Jul-21	20-Aug-21	25-Aug-21	25-Aug-21	20-Aug-21	24-Aug-21	31-Aug-21	10-Sep-21	14-Sep-21	N/A	N/A
Final Plat	30-Jul-21	N/A	N/A	N/A	20-Aug-21	24-Aug-21	31-Aug-21	10-Sep-21	14-Sep-21	N/A	23-Sep-21
Site Plan	30-Jul-21	20-Aug-21	25-Aug-21	25-Aug-21	20-Aug-21	24-Aug-21	31-Aug-21	10-Sep-21	14-Sep-21	N/A	N/A
TCU	24-Aug-21	N/A	N/A	N/A	20-Aug-21	24-Aug-21	31-Aug-21	10-Sep-21	14-Sep-21	N/A	N/A
<b>OCTOBER</b>											
Rezoning/CUP/BZA	10-Sep-21	17-Sep-21	22-Sep-21	22-Sep-21	17-Sep-21	21-Sep-21	28-Sep-21	8-Oct-21	12-Oct-21	26-Oct-21	18-Nov-21(5)
Preliminary Plat	27-Aug-21	17-Sep-21	22-Sep-21	22-Sep-21	17-Sep-21	21-Sep-21	28-Sep-21	8-Oct-21	12-Oct-21	N/A	N/A
Final Plat	27-Aug-21	N/A	N/A	N/A	17-Sep-21	21-Sep-21	28-Sep-21	8-Oct-21	12-Oct-21	N/A	28-Oct-21
Site Plan	27-Aug-21	17-Sep-21	22-Sep-21	22-Sep-21	17-Sep-21	21-Sep-21	28-Sep-21	8-Oct-21	12-Oct-21	N/A	N/A
TCU	21-Sep-21	N/A	N/A	N/A	17-Sep-21	21-Sep-21	28-Sep-21	8-Oct-21	12-Oct-21	N/A	N/A
<b>NOVEMBER</b>											
Rezoning/CUP/BZA	8-Oct-21	15-Oct-21	20-Oct-21	20-Oct-21	15-Oct-21	19-Oct-21	26-Oct-21	5-Nov-21	9-Nov-21	23-Nov-21	9-Dec-21
Preliminary Plat	24-Sep-21	15-Oct-21	20-Oct-21	20-Oct-21	15-Oct-21	19-Oct-21	26-Oct-21	5-Nov-21	9-Nov-21	N/A	N/A
Final Plat	24-Sep-21	N/A	N/A	N/A	15-Oct-21	19-Oct-21	26-Oct-21	5-Nov-21	9-Nov-21	N/A	9-Dec-21
Site Plan	24-Sep-21	15-Oct-21	20-Oct-21	20-Oct-21	15-Oct-21	19-Oct-21	26-Oct-21	5-Nov-21	9-Nov-21	N/A	N/A
TCU	19-Oct-21	N/A	N/A	N/A	15-Oct-21	19-Oct-21	26-Oct-21	5-Nov-21	9-Nov-21	N/A	N/A
<b>DECEMBER</b>											
Rezoning/CUP/BZA	12-Nov-21	19-Nov-21	24-Nov-21	24-Nov-21	19-Nov-21	23-Nov-21	30-Nov-21	10-Dec-21	14-Dec-21	28-Dec-21	13-Jan-22
Preliminary Plat	29-Oct-21	19-Nov-21	24-Nov-21	24-Nov-21	19-Nov-21	23-Nov-21	30-Nov-21	10-Dec-21	14-Dec-21	N/A	N/A
Final Plat	29-Oct-21	N/A	N/A	N/A	19-Nov-21	23-Nov-21	30-Nov-21	10-Dec-21	14-Dec-21	N/A	23-Dec-21
Site Plan	29-Oct-21	19-Nov-21	24-Nov-21	24-Nov-21	19-Nov-21	23-Nov-21	30-Nov-21	10-Dec-21	14-Dec-21	N/A	N/A
TCU	23-Nov-21	N/A	N/A	N/A	19-Nov-21	23-Nov-21	30-Nov-21	10-Dec-21	14-Dec-21	N/A	N/A

### Timelines

Re-zoning or CUP - 30 days before Public Hearing (2) (Article 9.1, Section B7)
Preliminary Plat - 45 days before Public Hearing (3) (Article 13.3, Section B1)
Final Plat - 45 days before Planning Commission Meeting (Article 13.3, Section F1)
Site Plan - 45 days before Planning Commission Meeting (Article 10.1, Section E2)
TCU - Temporary Construction Use - 21 days before Planning Commission Meeting

- (1) The public hearing date does not count as a clear day for publication purposes.
- (2) Due to PC Meeting dates being on a Tuesday, the date listed is the Friday before the 30 day deadline.
- (3) Due to PC Meeting dates being on a Tuesday, the date listed is the Friday before the 45 day deadline.
- (4) No second City Council meeting in November due to Thanksgiving holiday.