

**MINUTES
CLEVELAND MUNICIPAL PLANNING COMMISSION
TUESDAY, JUNE 18, 2019 AT 6:00 PM
CLEVELAND MUNICIPAL BUILDING 190 CHURCH STREET NE**

The regular meeting of the Cleveland Municipal Planning Commission was called to order by Tricia Pennington, Vice Chairman, at 6:01 P.M.

Members present included Jamie Creekmore, Larry Presswood, Tricia Pennington, Maryl Elliott, Clarke Taylor, Ben Berry and Bill Estes.

Members absent included Alma Dotson and Bill Hamilton.

Legal Counsel present included John Kimball, Attorney of the City of Cleveland.

Staff present included Darla Jenkins, Executive Secretary, Corey Divel, Senior Planner, and Jonathan Jobe, Director of Development and Engineering Services.

Others present included Mayor Kevin Brooks, Tom Cate of Cate Brothers Development, Brenda Bowker, Jim Bilbo, Tony Caywood of Burris Construction, Jim and Tony Richmond of Richmond Surveying Company, Mitchell Kinder of Cleveland Surveying, Randy Brown of Brown Surveying and Blake Allison of Epperson Homes.

Mayor Kevin Brooks swore in Ben Berry and Bill Estes as the new planning commissions. They replace Dee Burris and David May, Jr.

The minutes of the regular May 21, 2019 meeting were presented for approval.

Jamie Creekmore made a motion to approve the minutes and Maryl Elliott seconded the motion. Ben Berry and Bill Estes abstained from the vote. The planning commission voted 5-0 to pass the motion. 5 – Approve 2 – Abstained 2 – Absent

The minutes of the special called June 4, 2019 meeting were presented for approval.

Maryl Elliott made a motion to approve the minutes and Jamie Creekmore seconded the motion. Ben Berry and Bill Estes abstained from the vote. The planning commission voted 5-0 to pass the motion. 5 – Approve 2 – Abstained 2 – Absent

There were no Public Hearings.

In the Consent Agenda,

Ben Berry pulled two items, Items d. and g., in the Consent Agenda to New Business for discussion.

- a. **Request by Chris Harbison for final plat approval of the Chris Harbison Property. Property is located on Chambliss Ave NW, 15th St NW and North Ocoee St (Tax Map 49E Group X Parcels 10.00 & 11.01) and is zoned R1 Single Family Residential Zoning (pg1).**
- b. **Request by Dennis Epperson for final plat approval of Fulbright Crossing Townhomes and Apartments, lots 1-5. Property is located on Fulbright Rd (Tax Map 50G Group I Parcels 6.00, 7.00 & 8.00) and is zoned R-2 Low Density Single and Multi-family Residential Zoning (pg3).**
- c. **Request by Dennis Epperson for final plat approval of Fulbright Crossing Townhomes and Apartments, lots 9-11. Property is located on Shady Ln (Tax Map 50G Group I Parcels 6.00, 7.00 & 8.00) and is zoned R-2 (pg5).**
- d. **Request by Cate Brothers Development for final plat approval of Lakeside Cottages at the Farm. Property is located on Grove Park Dr (Tax Map 34 Parcels 28.00 & 57.02) and is zoned PUD 12 (pg7). MOVE TO NEW BUSINESS ITEM A. BY BEN BERRY FOR DISCUSSION**
- e. **Request by Fairfield Development for final plat approval of Mouse Creek Rd Office Park. Property is located on Mouse Creek Rd (Tax Map 34 Parcels 65.00) and is zoned PI Professional Institutional Zoning (pg9).**
- f. **Request by Mark William Pepler for final plat approval of The Haven at the Grove, lot2. Property is located on Tasso Ln (Tax Map 34 Parcels 57.00 and 57.02) and is zoned PUD 12 (pg11).**
- g. **Request by Dodd Engineering for site plan approval of Quick Check Addition. Property is located at 5693 Mouse Creek Rd NW (Tax Map 27 Parcel 8.03) and is zoned CN Neighborhood Commercial Zoning (pg13). MOVE TO NEW BUSINESS ITEM A. BY BEN BERRY FOR DISCUSSION**

Ben Berry made a motion to approve the Consent Agenda subject to staff comments. Jamie Creekmore seconded the motion. Members voted to approve the Consent Agenda 7-0. 7-- Approve 2 -- Absent

There was no Old Business.

In New Business,

- h. **Request by Cate Brothers Development for final plat approval of Lakeside Cottages at the Farm. Property is located on Grove Park Dr (Tax Map 34**

Parcels 28.00 & 57.02) and is zoned PUD 12 (pg7). **MOVE TO NEW BUSINESS ITEM A BY BEN BERRY FOR DISCUSSION**

Bill Estes made a motion to approve the request subject to staff comments and Larry Presswood seconded the motion. A vote of 7-0 passed the motion. 7 – Approve 2 -- Absent

- i. **Request by Dodd Engineering for site plan approval of Quick Check Addition. Property is located at 5693 Mouse Creek Rd NW (Tax Map 27 Parcel 8.03) and is zoned CN Neighborhood Commercial Zoning (pg13). **MOVE TO NEW BUSINESS ITEM A. BY BEN BERRY FOR DISCUSSION****

Ben Berry made a motion to approve the request subject to staff comments and subject to added buffer plantings per the ordinance on the north side. Ben Berry stated it was supposed to have evergreen trees off center every ten (10) feet. Maryl Elliott seconded the motion. A vote of 6-0 passed the motion. Bill Estes voted no. 6 – Approve 1 – No 2 -- Absent

- a. **Election of Chairman (pg17).**

In the Election of a Chairman,

Larry Presswood nominated Tricia Pennington as Chairman. Clarke Taylor seconded the motion. Voting 7-0, the members voted Tricia Pennington as Chairman. 7 – Approve 2 -- Absent

Tricia Pennington made a motion to nominate Clarke Taylor as Vice-Chairman and Larry Presswood seconded the nomination. A vote of 7-0 passed the motion. 7 – Approve 2 -- Absent

- b. **Request by Cleveland State Foundation to rezone property at 3450 Adkisson Drive from R2 Low-density single- and multi-family residential to PI Professional Institutional. The property comprises Tax Map 41D Group G Parcels 13.00. The property contains approximately 1.31 acres, more or less (pg17).**

Jamie Creekmore made a motion to approve the request and Clarke Taylor seconded the motion. A vote of 7-0 passed the motion. 7 – Approve 2 -- Absent

- c. **Request by Church of God East Central Hispanic Region to rezone property on 25th Street from R2 Low-density single- and multi-family residential to PI professional Institutional. The property comprises Tax Map 41M Group B Parcel 004.01 and it contains approximately 0.41 acres, more or less (pg21).**

This item was postponed.

- d. Request by Max and Marc and Maria Morris to rezone property at 2503 and 2505 Harris Circle NW St from R2 Low-density single- and multi-family residential to PI professional Institutional. The property comprises Tax Map 41m Group B Parcels 4.02 & 4.03 and contains .71 acres, more or less (pg32).**

This item was postponed.

- e. Request to amend PUD 21 to amend the requirements for ground signs (pg41).**

Ben Berry made a motion to amend PUD 21 and Clarke Taylor seconded the motion. A vote of 7-0 passed the motion. 7 – Approve 2 -- Absent

In the Chairman's Report

Tricia Pennington thanked the members for voting her as Chairman.

In the Director's Report,

- A. Nominations of planning commissioner to the Shade Tree Board. Meets every 4th Tuesday of every other month beginning in January at noon in the Development & Engineering Services Annex Building.**

Tricia Pennington made a motion to nominate Larry Presswood to serve at the planning commissioner representative on the Shade Tree Board. Clarke Taylor seconded the motion. A vote of 7-0 passed the motion. 7 – Approve 2 -- Absent

- B. MTAS Training for Planning Commissioners -- Wednesday, July 17, 2019 8:30 A.M. -12:00 P.M.**

Corey Divel discussed the training. Staff is checking for other training, too.

The meeting adjourned at 6:48 P.M.

