

Planning Commission

February 28, 2019

- 4145 Mayfield Rd, Team Couture conditional use, set date for public hearing
- 14133 Cedar Rd, Chase Bank, site plan review
- Dark store ordinance, discussion

Chairperson Ashley King called the meeting to order at 7:03 pm.

Members present: Ramon Adams, Randy Bowling. Absent: Dan Ivins, Dan Monroe.

Also present: Michael Love, Economic Development Director.

**4145 Mayfield Rd, Team Couture Youth Center, conditional use, set date for public hearing:**

Chairperson King made motion to set the date for the public hearing for conditional use for 4145 Mayfield Rd, Team Couture Youth Center for March 14, 2019. Mr. Bowling seconded. All ayes. (3-0-0).

**14133 Cedar Rd. – Chase Bank – site plan review-**

Aleks Daskalov, FMS Archtiects and Seth Burke, Vice President, Chase Bank, were present for the meeting. There was discussion on the ADA curb ramp dimensions. All new ramps will be put in and be ADA compliant.

Traffic commissioner notes were discussed; Mr. Daskalov said they have addressed issue with Cedar/Miramar with engineer. Board suggested having a sign at Miramar exit so customers exiting do not block traffic.

There will be a "NO LEFT TURN" sign at the Cedar Rd. exit.

Lighting in parking lot and on the building were discussed. Lights will be pole mounted for parking lot with LED fixtures. Will provide lighting specs for the building to be sent to the board members. The lighting design is being modified to fit in the RO district; it will look more residential with a hipped roof and no dramatic up-lighting.

Chairperson King made motion to approve site plan for Chase Bank on condition that variances are granted from Board of Zoning Appeals. Mr. Bowling seconded. All ayes. (3-0-0).

**Dark store ordinance – discussion-**

Full discussion will be tabled until full board is present. For next discussion, review outline from last meeting and chapter 1414 of codified ordinance.

Chairperson King made motion to approve the February 14, 2019, Planning Commission minutes, with correction of adding 2019 after January 14 in first paragraph of dark store discussion. Mr. Bowling seconded. All ayes. (3-0-0).

Mike Love gave the board an update on Burger King application:

Burger King and the City reached a settlement and the court case has been dismissed with the understanding that Burger King will come back to start the process over with an alternative site plan. The building fronting will be at the street with the drive thru on the other side. The conditional use application will be coming before Planning Commission in the near future.

Chairperson King made motion to close the February 28, 2019, Planning Commission meeting. Mr. Bowling seconded. All ayes. (3-0-0).

Meeting adjourned: 7:24 pm.

  
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Chairperson Ashley King

3/28/19  
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Date

  
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Monica Ferrante, Recording Secretary