

- 1878 Warrensville Center Rd, Popeye's, conditional use application, drive thru and outdoor dining, set date for public hearing
- Dark Store Ordinance – discussion

Chairperson King called the meeting to order at 7:00 pm at the South Euclid Community Center.

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

Also present: Michael Love, Economic Development Director.

1878 Warrensville Center Rd – Popeye's – conditional use application, drive thru/outdoor dining- set date for public hearing:

Chairperson King made a motion to set the date for the public hearing for 1878 Warrensville Center Rd, Popeye's, conditional use application for a drive thru and outdoor dining, for June 13, 2019, at 7:00 pm. Mr. Bowling seconded. All ayes.

(3-0-0), Mr. Adams was not present for the vote.

Dark store ordinance – discussion-

The corrections and updates from the last meeting were discussed. There was an update on the registration to Section 1336.03 (b). In Section 1336.02, the definition section was added with the purpose coming before this section.

There was a discussion on Section 1336.10 as to the allocation of the funding for the fees required in this section. As written, funds are for possible demolition; the board discussed rewording this section so the funds can be used for something other than just demolition.

Mike Love stated that they will need to pass a resolution for the funding from the fees to be allocated to a certain account. It can, for example, go to the nuisance abatement fund which can be used for other items other than demolition.

The board liked the idea of funds going to the nuisance abatement account.

The registration fees from Section 1336.03 will go to the general fund.

There is a typo in Section 1336.07; need to correct appeals Section to 1336.07 (now says 1336.06).

There was extensive discussion on the definitions and what "Commercial" covers for the code.

The board discussed changing the title in Section 1336.10 so it doesn't sound as if it is only applying to retail establishments. New title agreed upon for this section: ***New Construction or Expansion.***

Changes from discussion:

- 1) Change title in Section 1336.10 to ***NEW CONSTRUCTION OR EXPANSION***: language in body of text; "following provision shall apply to any vacant or unoccupied commercial development."
- 2) Need to define non-residential properties so does not only apply to retail. Example used, would a school fall under this auspice? Will expand the definition to include commercial, office, and industrial.
- 3) Funds collected from Section 1336.10 will go to the nuisance abatement fund.
- 4) Section 1336.07 – change number in Appeals section.

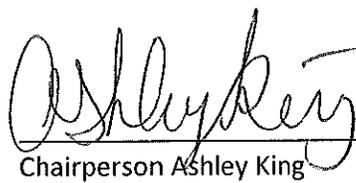
Commissioners agreed they will wait for the edits to re-review and recommend.

Mike Love will ^{verify} verify if non-residential is already defined in the code.

Chairperson King made a motion to approve the minutes from the May 9, 2019, Planning Commission meeting. Mr. Bowling seconded. All ayes. (4-0-0).

Chairperson King made a motion to close the May 23, 2019, Planning Commission meeting. Mr. Adams seconded. All ayes. (4-0-0).

Meeting adjourned: 7:28 pm.

 06-13-19
Chairperson Ashley King Date


Monica Ferrante, Recording Secretary