

**CITY OF RICHMOND HILL PLANNING COMMISSION
JUNE 27, 2016 7 P.M.
MEETING MINUTES**

MEMBERS PRESENT: Billy Albritton, Triple Cooper, Les Fussell, Tara Baraniak

STAFF PRESENT: Scott Allison, Randy Dykes, Amanda Styer

CITY COUNCIL PRESENT: None

GUESTS: Lance Cooper

Approval of the minutes of the meeting from June 13, 2016.

Commissioner Cooper made a motion to approve the minutes of the meeting of June 13, 2016; motion seconded by Commissioner Fussell and carried by all.

SITE PLAN & BUILDING ELEVATIONS:

1. Approval/Disapproval of site plan for Burger King to located at 4414 US Hwy 17 and zoned C-4 Interchange Commercial. Map 0473 Parcel 005.

Director Allison explained this will be a new construction building and the plan is compliant with setbacks, stormwater, landscaping, etc. He explained the dumpster location has been moved and Commissioner Fussell stated he was curious about that dumpster location. Lance Cooper explained they are moving the dumpster back to the original location.

Commissioner Cooper showed on the site plan where he felt the dumpster location in the rear of the building was the best option.

Commissioner Fussell asked if the overflow parking shown off to the side was for Burger King use and Mr. Cooper replied yes.

Commissioner Fussell asked if Burger King will be open 24hrs and Mr. Cooper replied he is not positive, but feels they close at midnight.

Commissioner Fussell asked about a pedestrian walkway to the overflow parking.

Commissioner Baraniak asked if the overflow parking was intended for employees and Mr. Cooper replied yes. She also asked if there will be parking for buses and Mr. Cooper replied he was not sure. Director Allison stated bus parking is not a requirement and buses will probably use the shared access road to park.

Commissioner Fussell made a motion to recommend approval of site plan for Burger King to located at 4414 US Hwy 17 and zoned C-4 Interchange Commercial; motion seconded by Commissioner Cooper and carried by all.

2. Approval/Disapproval of building elevations for Burger King to be located at 4414 US Hwy 17 and zoned C-4 Interchange Commercial. Map 0473 Parcel 005.

Director Allison stated the location does not fall into an overlay district. He explained the building will have brick on the bottom, stucco on the middle, and accent stone and ceramic tile along the top. He explained the plan shows a metal sign type accent on the building.

Commissioner Cooper asked if this will be a stick building and Mr. Cooper replied yes. Chairman Albritton replied the structure will be too large to be a modular.

Commissioner Cooper made a motion to recommend approval of the building elevations for Burger King to be located at 4414 US Hwy 17 and zoned C-4 Interchange Commercial; motion seconded by Commissioner Baraniak and carried by all.

NEW BUSINESS:

Commissioner Baraniak stated she spoke to Paige Glazer with Richmond Hill Reflections about the possibility of an article in the magazine that will spotlight the governing boards within the city. Mrs. Glazer was to send interview questions to the board members and Commissioner Baraniak wanted to know if everyone received the questions and some responded they had but had not responded yet. She urged the commissioners to respond so the article can be done.

Commissioner Baraniak asked for an update on appointing a new Planning Commissioner and Director Allison replied appointment from City Council would be forthcoming.

Meeting closed at 7:30 p.m.

Respectively submitted by,
Amanda Styer, Planning & Zoning Technician