

Charles Durnin, Chair
Donita Van Horik, Vice-Chair



Becky Blair, Commissioner
Alan Fox, Commissioner
Leslie Gentile, Commissioner
Phil Saumur, Commissioner
Melani Smith, Commissioner

FINISHED AGENDA AND MINUTES

CALL TO ORDER (5:03 PM)

[see media](#)

At 5:03 p.m., Chair Durnin called the meeting to order.

ROLL CALL (5:03 PM)

[see media](#)

Boardmembers Present: Alan L. Fox, Charles Durnin, Leslie Fernald Gentile, Phillip Joseph

Saumur, Melani Smith and Donita Van Horik

Boardmembers Absent: Becky Blair

Also present: Derek Burnham, Planning Administrator; Jill Griffiths, Planning Officer; Amy Burton, Deputy City Attorney; Scott Kinsey, Planner; Cuentin Jackson, Planner; Heidi Eidson, Bureau Secretary.

FLAG SALUTE (5:03 PM)

[see media](#)

Commissioner Smith led the flag salute.

MINUTES (5:04 PM)

[see media](#)

[see media](#)

[11-048PL](#)

Recommendation to receive and file the Planning Commission minutes of August 18, 2011.

A motion was made by Commissioner Van Horik, seconded by Commissioner Gentile, to approve the recommendation. The motion carried by the following vote:

Yes: 6 - Alan L. Fox, Charles Durnin, Leslie Fernald Gentile, Phillip Joseph Saumur, Melani Smith and Donita Van Horik

Absent: 1 - Becky Blair

DIRECTOR'S REPORT (5:05 PM)

[see media](#)

Derek Burnham, Planning Administrator, provided the Director's Report.

SWEARING OF WITNESSES (5:06 PM)

[see media](#)

Do you solemnly swear or affirm that the evidence you shall give in this Planning Commission Meeting shall be the truth, the whole truth, and nothing but the truth.

DEMONSTRATION OF ELECTRONIC BILLBOARDS - City Hall Plaza (5:06 PM)

[see media](#)

Derek Burnham, Planning Administrator, spoke.

The Commission and staff adjourned to the City Hall Plaza for a demonstration of an electronic billboard provided by Optek Displays.

The Commission reconvened in the Council Chamber.

Chair Durnin spoke.

Derek Burnham spoke.

REGULAR AGENDA (5:31 PM)

[see media](#)

[see media](#)

1. [11-049PL](#) Recommendation to approve a Parcel Map to create three parcels of the following sizes: 1.735 acres, 2.012 acres and 4.857 acres; a Site Plan Review for the construction of four new industrial buildings with the following square footages: 103,469 square feet, 87,112 square feet, 42,831 square feet and 35,272 square feet; and a Standards Variance request to allow the installation of two 40-foot-wide curb cuts for vehicular entry, instead of not more than 30-foot-wide at Cover Street, between McGowen Street and Schaufele Avenue in Subarea 3 of the PD-32 Douglas Park North Planned Development District (PD-32). (District 5) (Application No. 1105-13)

Commissioner Smith recused herself from the item.

Derek Burnham, Planning Administrator, introduced Cuentin Jackson, Project Planner, who presented the staff report.

Cuentin Jackson responded to a query from Commissioner Saumur.

Derek Burnham responded to a query from Commissioner Saumur.

Derek Burnham responded to queries from Commissioner Gentile.

Monica Schafer, applicant, spoke.

A dialogue ensued between Chair Durnin, Monica Schafer, and Carrie Hoshino, Architect.

Monica Schafer responded to a query from Commissioner Gentile.

Derek Burnham responded to a query from Derek Burnham.

Monica Schafer responded to a query from Commissioner Saumur.

A dialogue ensued between Commissioner Fox and Derek Burnham.

Derek Burnham responded to queries from Commissioner Van Horik.

Chair Durnin spoke.

A motion was made by Commissioner Van Horik, seconded by Commissioner Fox, to approve the recommendation with an amendment clarifying that one curb cut is on McGowen Street and one curb cut is on Schaufele Avenue and that a waiver be granted for the setback of five feet between buildings.

Yes: 5 - Alan L. Fox, Charles Durnin, Leslie Fernald Gentile, Phillip Joseph Saumur and Donita Van Horik

Abstain: 1 - Melani Smith

Absent: 1 - Becky Blair

PUBLIC PARTICIPATION (6:05 PM)

[see media](#)

Melinda Cotton provided public comment.

Derek Burnham, Planning Administrator, responded to public comment.

COMMENTS FROM THE PLANNING COMMISSION (6:06 PM)

[see media](#)

Derek Burnham, Planning Administrator, responded to a query from Chair Durnin.

Jill Griffiths, Planning Officer, and Derek Burnham responded to a query from Commissioner Van Horik.

Derek Burnham responded to a query from Commissioner Gentile.

Derek Burnham responded to a query from Commissioner Van Horik.

ADJOURNMENT (6:11 PM)

At 6:11 p.m., there being no objection, Chair Durnin adjourned the meeting.

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