

**Perry Planning Commission  
Minutes  
February 22, 2010**

**CALL TO ORDER:** Chairman Beeland called the meeting to order at 6:00pm.

**ROLL:** Chairman Beeland, Commissioners Barker, Clarington, Greene, Jefferson, Mehserle, and Williams. were present.

**STAFF PRESENT:** Mike Beecham, Director of Community Development, Christine Sewell, Recording Secretary

**GUESTS/SPEAKERS:** Council Member Randall Walker, Mrs. Terre Walker, Ms. Lillian Battle (Georgia Power), Mrs. Nadine Pine, and Mr. Penrose Wolf.

**MEDIA:** Ms. Charlotte Perkins, Houston Home Journal.

**INVOCATION:** was given by Commissioner Jefferson.

**APPROVAL OF MINUTES FROM FEBRUARY 08, 2010 MEETING:** Commissioner Jefferson made a motion to approve the minutes as submitted; Commissioner Mehserle seconded; all in favor and was unanimously approved.

**ANNOUNCEMENT**

The Campaign Notice, per O.C.G.A. 36-67A-3, please turn cell phones off; Chairman Beeland referred to the notice posted on council chambers.

**NEW BUSINESS**

1. First review of Swift Street/Houston Lake Road Corridor Plan

Mr. Beecham reviewed with the commission the two character area maps. The first map provided represented the residents comments received during the two public hearings and the second area map represented staff suggestions.

On review of the character area maps, Commissioner Mehserle suggested that the area between James Street and the Chevron Gas Station, in lieu of staff's suggestion for Office Commercial, Commissioner Mehserle would like to see as greenspace. Commissioner Mehserle also advised of a plan that the City of Warner Robins has implemented and thought perhaps the city could also look for future development of the area as park property. Commissioner Mehserle also agreed with the commercial node area for James Street and Houston Lake Drive.

On discussion of greenspace areas, the board concurred that the floodplain areas along James Street and Kings Chapel Road should also be considered for future use as greenspace.

In regards to the Swift Street area, it was the consensus of the commission for this area to remain as residential, for preservation of the city's historic district.

Discussion also confirmed that the area of Fourth Street and Lumpkin Shell on the Northside of Carroll Alley should remain residential in lieu of commercial.

In respect to the parcel on the north side of the bus barn, which is vacant and has remained residential through out the years all agreed that it should be changed to office commercial.

The board also agreed that the areas along Milton Way/Houston Lake Road and Davis Drive to Grace Church should all remain residential.

From Gray Road north to Perry Parkway, it was agreed the area should be commercially zoned.

On conclusion of review and commissioners comments and suggestions, Mr. Beecham will revise the character area map and resubmit to the commission for further discussion at the first March meeting, which will include an invite to the citizens in the affected areas for their additional input.

**ADJOURN**

There being no further business the Chairman adjourned the meeting at 6:41pm.