

Perry Planning Commission
Minutes
April 26, 2010

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

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

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

GUESTS/SPEAKERS: Mr. Michael Butts, Mr. & Mrs. Barry Campbell, Mr. Sean Cooper, Mrs. Tracey Garner, and Mr. Donald Slee.

INVOCATION: was given by Commissioner Clarington.

APPROVAL OF MINUTES FROM APRIL 12, 2010 MEETING: Commissioner Clarington 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.

INFORMATIONAL HEARING(S)

1. #SE-10-01 – 822 Woodsdale Drive

Mr. Beecham read the applicant's request which was for a special exception to give swimming lessons in an R-1 – Single Family Residential District with variances to Section 104.3(3) and 104.3(4) also required.

Chairman Beeland opened the hearing at 6:05pm. The applicant Mrs. Tracy Bloodworth Garner addressed the board and reiterated the request and also mentioned that she is a certified American Red Cross instructor and there is a need for this service in the South Houston county area.

Mr. Sean Cooper addressed the board and advised that as a previous instructor and lifeguard in Perry he was in support of the applicants' request.

Mrs. Sandy Campbell inquired on how many children and lessons per week would be given and where would parking be.

Mrs. Garner responded that the number of children would vary as it was dependent on the ages of the children and their swimming ability; with this in mind no more than five to six children at a time. As for the number of classes per week, she advised it would possibly be three days a week with lessons not starting before 9:00am and concluding in the early evening, if necessary. Mrs. Garner also expressed to the board that this was her

home and she didn't want to take away time with her children and would just like to be allowed the flexibility to provide swimming lessons, which she felt was a service to the community as it is currently lacking. In respect to parking, there could possibly be three to four cars, but she expects more foot traffic.

Mr. Barry Campbell addressed the board and was concerned with the time frame of the lessons and the noise level.

Chairman Beeland then called for anyone opposed. Mr. Donald Slee was in objection to the entire process as he felt it may open the door for the business to expand, particularly into a daycare and further stated he was concerned with the noise level. In response to Mr. Slee's concern on the business expanding, Mr. Beecham advised that if approved a business license would only be issued for swimming lessons.

Mr. Michael Butts was concerned the zoning classification of the property would be changed. Chairman Beeland responded that it would not and if the residence was sold the special exception was then voided.

On conclusion of discussions the hearing was closed at 6:28pm.

Commissioner Clarington inquired of the applicant that when warmer weather arrives will she increase the number of slots if there is a demand; Mrs. Garner stated she would not and reiterated that this is her home which she would also like to enjoy and if the demand was there she would secure another location for the lessons.

Chairman Beeland noted that if noise became a nuisance there were city ordinances which would be enforced. The question arose could the commission set the hours of operation; Mr. Beecham advised they could.

Commissioner Jefferson inquired of Mrs. Garner as to why she does not have the lessons at the city's facility; Mrs. Garner stated that the pool is a public facility and would have to be closed during the times lessons are given as the standards governing certified instructors as set forth by the American Red Cross deem public pools, which others will be using during lessons as too much of a distraction. Furthermore she would like the flexibility to work from her home.

Commissioner Clarington made a motion to recommend approval to Mayor and Council for the request as submitted, with the stipulation that the hours of operation be from 9:00am to 7:00pm; Commissioner Williams seconded; all in favor with Commissioner Jefferson opposing; resulting in approval 3 to 1.

ANNOUNCEMENT: Ms. Sewell advised the board city council was considering purchasing laptops as a manner of becoming more efficient and cut down on paper copies and inquired of the use by the Planning Commission. After a brief discussion the commission was receptive to the use of laptops during meetings and Chairman Beeland advised that additional copies of the agenda packets will no longer be provided on meeting nights and asked if the board could please bring the copies provided prior to each meeting.

ADJOURN: There being no further business the Chairman adjourned the meeting at 6:45pm.