

Perry Planning Commission
Minutes – August 10, 2015

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

ROLL: Chairman Beeland; Commissioners Clarington, Jefferson, Mehserle, Poole, Williams and Yasin were all present.

STAFF: Mike Beecham – Director of Community Development and Christine Sewell – Recording Clerk

GUESTS: Mr. Dexter Davis, Mrs. Tina Davis, and Mr. Todd Wilson – Houston Home Journal

INVOCATION: was given by Commissioner Jefferson

APPROVAL OF MINUTES FROM JULY 27, 2015 MEETING: Commissioner Jefferson motioned to approved as submitted; Commissioner Clarington seconded; all in favor and was unanimously approved.

PUBLIC HEARING

1). Special Exception - #SE-15-01 - 400 Riley Street

Mr. Beecham read the applicants' request which was to have a church in the R-2, Two Family Residential District, along with staff responses. Chairman Beeland opened the public hearing at 6:07pm and called for anyone opposed or in favor of the request. Mrs. Tina Davis applicant and owner of the property addressed the board and advised her and husband intended for the property to be utilized as an outreach ministry for the surrounding community with offerings of bible study, occasional meals, as having grown up in the Creekwood neighborhood they both wanted to enhance the area and give back to the community.

Chairman Beeland closed the hearing at 6:12pm. The board had a series of questions concerning the proposed operations and if it was a business or non-profit. Mrs. Davis it was not a business, but a non-profit with she and her husband currently funding any activities. Commissioner Mehserle inquired if there was a regular schedule of activities; Mr. Davis advised currently only on Tuesdays from 6:30pm to 7:30pm. Commissioner Jefferson requested clarification if the purpose was an outreach ministry; Mr. and Mrs. Davis advised it was and both reiterated their passion to give back to the community. Commissioner Clarington inquired on how they intended to reach out to the community. Mrs. Davis advised she knew many of the residents in the area from having grown up there and Mr. Davis as a bus driver has contacts with the children from working in the area. Commissioner Poole and Williams inquired on the parking as the lot appeared to only accommodate two vehicles. Mr. and Mrs. Davis advised most of their visitors were from the same neighborhood and visited by walking. Mr. Beecham advised if parking became an issue the PLDO allows for shared parking with surrounding businesses such as the Oil Lamp and Dairy Queen, which the Davis' would have to seek permission from.

Commissioner Mehserle motioned to recommend approval of the application to Mayor and Council of the application as submitted; Commissioner Clarington seconded.

Mr. Beecham brought forth as it was not in the report that a church in the R-2 district should be on either a collector or arterial street and a variance would be required.

Commissioner Mehserle amended the motion to include the approval of the variance for the location being on an arterial or collector street; Commissioner Jefferson seconded; all in favor and was unanimously approve.

The board inquired of Mr. Beecham an overview of the Community Improvement District; a general overview was provided.

ADJOURN: there being no further business to come before the board the meeting was adjourned at 6:28pm.