



**PLANNING COMMISSION
CITY HALL – COUNCIL CHAMBERS – 2101 JEFFCO BOULEVARD
TUESDAY, JULY 9, 2019**

MEMBERS: Andrew Sutton (Chair), Frank Kutilek (Second), Alan Bess (Secretary), Jeff Campbell, Justin Lurk, Christopher Ford, John Tucker, Del Williams. **Council Liaison:** Brian McArthur. **Staff:** Robert Sweeney (City Attorney), David Bookless (Community Development Director), Christie Hull-Bettale (Community Development Engineer), Sarah Turner (Community Development Planner).

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL**
- 4. APPROVAL OF AGENDA**
- 5. APPROVAL OF MINUTES:** June 25, 2019
- 6. PUBLIC COMMENT**
- 7. PUBLIC HEARING(S):**
- 8. OLD BUSINESS:** None
- 9. NEW BUSINESS:**
 - a. 2019-25: COMMERCIAL SITE PLAN APPLICATION FOR AN ATM MACHINE AT 3880 STATE RTE. 141.
 - b. 2019-26: VARIANCE REQUEST, SETBACK FOR A FENCE AT 749 VERA DR.
- 10. STAFF UPDATE**
- 11. COMMISSIONERS UPDATE**
- 12. COUNCIL LIAISON REPORT**
- 13. NEXT SCHEDULED MEETING:** July 23, 2019
- 14. ADJOURNMENT**

The Public is welcome to comment on any item on this agenda following presentations by the Staff and petitioner. Comments concerning items not on the agenda should be made during the Public Comment section of the agenda, near the beginning of the meeting. When you address the Planning Commission, please step to the podium and state your name and address into the microphone. Unless otherwise directed by the Chairperson, individuals may speak for three minutes, while those representing a group may speak for six minutes.



**PLANNING COMMISSION MEETING
CITY HALL COUNCIL CHAMBERS
JULY 9, 2019**

MINUTES

The regular meeting of the Arnold Planning Commission was called to order by Chairman Andrew Sutton at 7:00 p.m. The Pledge of Allegiance was recited by those in attendance.

ROLL CALL OF COMMISSIONERS: Del Williams, John Tucker, Brian McArthur, Alan Bess (excused), Frank Kutilek, Jeff Campbell, Andrew Sutton, Chris Ford, Justin Lurk, David Bookless (excused), Sarah Turner, Christie Hull-Bettale and Bob Sweeney. 8 voting members present, 1 excused.

REVIEW AND APPROVAL OF AGENDA: Item 9b. has been removed.

Motion by Jeff Campbell to approve the amended agenda. Second by Brian McArthur. Voice Vote – *Unanimously Approved.*

APPROVAL OF MINUTES: Motion by Jeff Campbell to approve the minutes as amended from the May 25, 2019 meeting as presented. Second by Jeff Campbell. Voice Vote - *Unanimously Approved.*

PUBLIC COMMENT: None

PUBLIC HEARINGS: None

OLD BUSINESS: None

NEW BUSINESS: None

- a. **2019-25: COMMERCIAL SITE PLAN APPLICATION FOR AN ATM MACHINE AT 3880 STATE RTE. 141:** Sarah Turner presented the application stating that the proposed walk-up Chase Bank ATM, which falls under one of the permitted uses by right in the “C-4” District Regulations for the Arnold Crossroads Development. The proposed ATM does not involve major alterations to the site. Staff recommends approval of the Commercial Site Plan as proposed.

Andrew Sutton commented that they should be mindful of the stacking at Starbucks.

Motion by Jeff Campbell to approve 2019-25, Commercial Site Plan application for an ATM machine at 3880 State Route 141 as presented. Second by Justin Lurk. Roll call vote: Chris Ford, yes; Justin Lurk, yes; Brian McArthur, yes; John Tucker, yes; Frank Kutilek, yes; Jeff Campbell, yes; Del Williams, yes; Andrew Sutton, yes. 8 yeas, 0 nays – *Motion Approved.*

STAFF UPDATE: Christie Hull-Bettale – Gave an update on Cedarhurst and on the new FEMA Maps.

Sarah Turner – No Report

Bob Sweeney – Informed the Commissioners that Bauman Trust (I-55 Store It) is suing the City and the Planning Commissioners because of their denial.

COMMISSIONERS UPDATE:

Chris Ford - no report.

John Tucker – no report.

Jeff Campbell – no report.

Justin Lurk – no report.

Del Williams – no report.

Frank Kutilek – no report.

Andrew Sutton – no report.

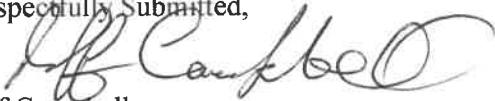
COUNCIL LIAISON REPORT:

Brian McArthur – no report.

NEXT SCHEDULED MEETING: July 23, 2019

ADJOURNMENT: Meeting adjourned at 7:13 p.m.

Respectfully Submitted,

A handwritten signature in cursive script, appearing to read "Jeff Campbell".

Jeff Campbell
Acting Planning Commission Secretary

**PLANNING COMMISSION
ROLL CALL SHEET**

DATE: 7/9/2019							
CALLED TO ORDER: 7:00 P.M.							
ADJOURNMENT: 7:13 P.M.							
	ROLL CALL	2019-25 - APPROVED					
CHRIS FORD	P	Y					
JUSTIN LURK	P	Y					
BRIAN MCARTHUR	P	Y					
ALAN BESS	EXCUSED						
JOHN TUCKER	P	Y					
FRANK KUTILEK	P	Y					
JEFF CAMPBELL	P	Y					
DEL WILLIAMS	P	Y					
ANDREW SUTTON	P	Y					
DAVID BOOKLESS	EXCUSED	NO VOTE					
SARAH TURNER	P	NO VOTE					
CHRISTIE HULL-BETTALE	P	NO VOTE					
CITY ATTORNEY ROBERT SWEENEY	P	NO VOTE					