

**CITY OF RICHMOND HILL PLANNING COMMISSION  
JULY 22, 2019 7 P.M.  
MEETING MINUTES**

**MEMBERS PRESENT:** Billy Albritton, Triple Cooper, Ron Elliott, Kris Kronebusch, Charles Blanks

**STAFF PRESENT:** Randy Dykes, Amanda Styer

**CITY COUNCIL PRESENT:** None

**GUESTS PRESENT:** Mark Boswell, Jason Bryant

**1. Commissioner Albritton called the meeting to order at 7:00 p.m. followed by an invocation and the pledge of allegiance.**

**2. Approval/Disapproval of the July 8, 2019 meeting minutes.**

**Commissioner Elliott made a motion to approve the minutes of the meeting of July 8, 2019; motion seconded by Commissioner Kronebusch and carried by all.**

**3. Approval/Disapproval to amend the agenda to add the site plan and building elevations review for Lot 8 Ford Park of Commerce.**

**Commissioner Cooper made a motion to approve amending the agenda to add the site plan and building elevations review for Lot 8 Ford Park of Commerce; motion seconded by Commissioner Blanks and carried by all.**

**PLAN REVIEW:**

**1. Approval/Disapproval of the site plan submitted by Minesh Patel for a convenience store and shops to be located on the corner of Harris Trail and Timber Trail, map and parcel number 054E-066. The property is zoned PUD.**

Assistant Planning & Zoning Director, Randy Dykes, explained this will be located near Richmond Hill Oral Surgery located on Timber Trail. He stated the plan shows a drive off Market Street, Timber Trail, and Harris Trail which meet distance requirements.

Commissioner Cooper asked if they will clear cut and replant along the front and Mark Boswell who is the engineer replied a survey will be completed and they will work around significant trees.

Commissioner Elliott asked if the plan shows sufficient parking and Mr. Dykes replied yes.

**Commissioner Cooper made a motion to approve the site plan submitted by Minesh Patel for a convenience store and shops to be located on the corner of Harris Trail and Timber Trail; motion seconded by Commissioner Kronebusch and carried by all.**

**2. Approval/Disapproval of the building elevations submitted by Minesh Patel for a convenience store and shops to be located on the corner of Harris Trail and Timber Trail, map and parcel number 054E-066. The property is zoned PUD.**

Mr. Dykes explained that even though the property is not located within an overlay district the applicant is using some of the materials required in an overlay, such as a silver standing seam metal roof and white Hardie siding.

**Commissioner Elliott made a motion to approve the building elevations submitted by Minesh Patel for a convenience store and shops to be located on the corner of Harris Trail and Timber Trail; motion seconded by Commissioner Blanks and carried by all.**

**3. Approval/Disapproval of the site plan submitted by Robert Ward for Lot 8 Ford Park of Commerce. The property is zoned PUD.**

Chairman Albritton explained the review of this agenda item was tabled from the July 8, 2019 meeting due to the PUD documents requiring POA approval of the plan which was not received prior to the July 8 meeting.

Mr. Dykes explained half of the lot will have a building and parking lot and the other half of the lot will be gravel for now and used for overflow parking or they may come back to the City in the future requesting to subdivide the property into two lots.

**Commissioner Blanks made a motion to approve the site plan submitted by Robert Ward for Lot 8 Ford Park of Commerce; motion seconded by Commissioner Elliott and carried by all.**

**4. Approval/Disapproval of the building elevations submitted by Robert Ward for Lot 8 Ford Park of Commerce. The property is zoned PUD.**

Mr. Dykes explained the PUD document requires the front face of the building to be a higher quality material such as brick so the buildings are not all metal.

Commissioner Cooper made a motion to approve the building elevations submitted by Robert Ward for Lot 8 Ford Park of Commerce; motion seconded by Commissioner Kronebusch and carried by all.

**Commissioner Cooper made a motion to adjourn the meeting; motion seconded by Commissioner Kronebusch and carried by all.**

**With nothing further, the meeting closed at 7:15 p.m.**

Respectively submitted by,

A handwritten signature in black ink, appearing to read 'Amanda Styer', with a long horizontal flourish extending to the right.

Amanda Styer  
Zoning Administrator